



**45 The Coppice
Yiewsley, UB7 8DX
£675 PCM**

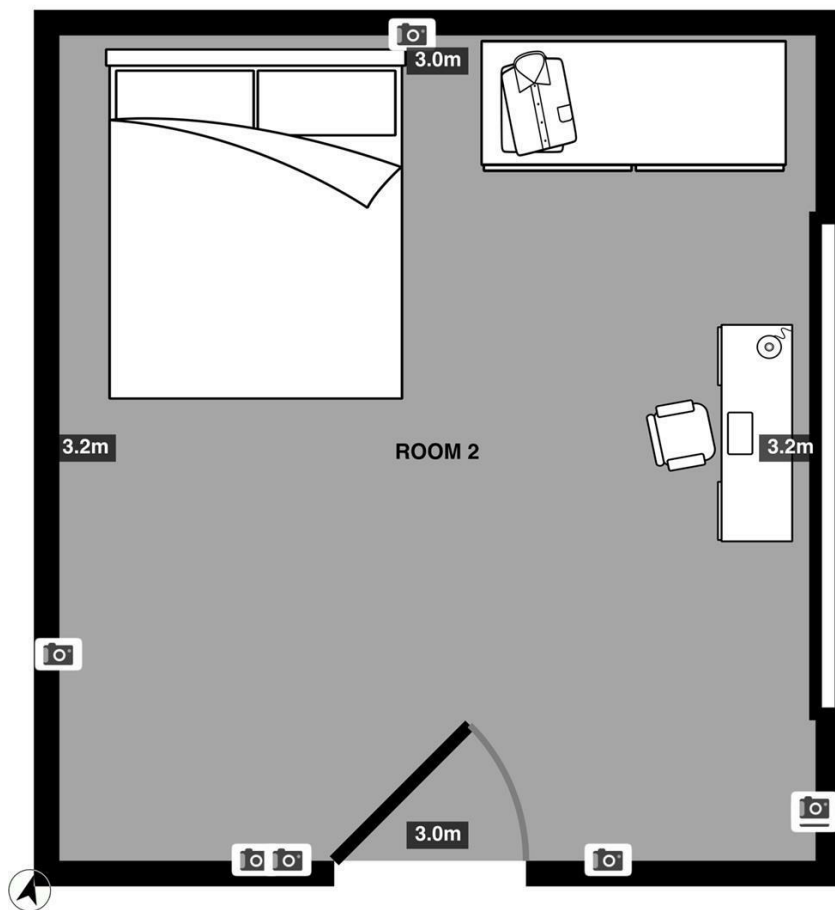
Deposit required £675

**Available date 16th April
2024**

Double room.
BILLS INCLUDED.

Double furnished room to rent in a 6 bedroom shared house, Ground floor bedroom with double bed, wardrobe, chest of draws and study desk, the property benefits from a communal fitted kitchen, conservatory/living area and a shared shower room on the first floor. The property has gas central heating and double glazed windows, outside there is communal gardens and parking available. The property is located with good access to West Drayton Station and Stockley Park.

Bills included
Single occupants only.
EPC 'D'
Council tax band 'D'



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	