



**Flat 2 Northfields Court
Uxbridge, UB8 3BB**

£1,650 PCM

Deposit required £1,890

**Available date 25th October
2024**

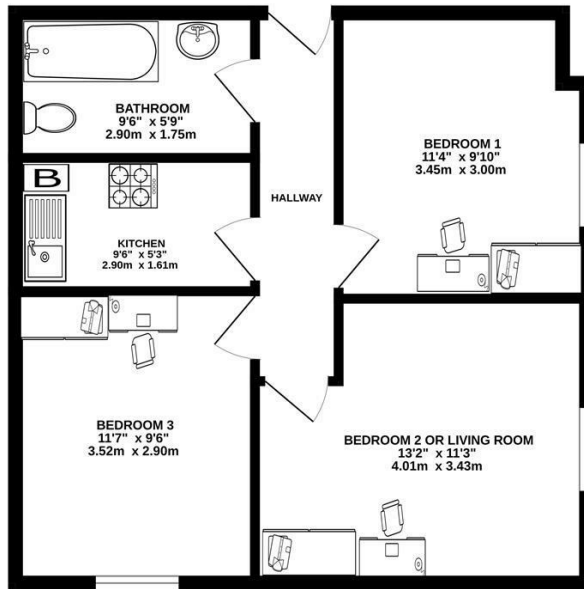
Ideal for STUDENTS
TWO/THREE BEDROOMS - Available from 25/10/2024

A modern TWO or THREE BEDROOM flat which contains three large bedrooms with fitted storage, a spacious bathroom and fully fitted kitchen (currently all rooms are being used as bedrooms, to make this a three bedroom flat but new occupants could use one bedroom as a reception room if required).

The flat has recently been redecorated to an excellent standard to include the communal hallways.
The property also boasts easy accessibility to Uxbridge Town Centre and nearby Underground lines via local bus routes.
The property is also close to Brunel University so would be ideal for STUDENTS.

COUNCIL TAX BAND C
EPC C

GROUND FLOOR
509 sq.ft. (47.3 sq.m.) approx.



TOTAL FLOOR AREA: 509 sq.ft. (47.3 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix (2022)

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	78	79

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	81	83