



**Polehill Road, incorporating 115a and 115b  
Middlesex, UB10 0QD  
£3,450 PCM**

**Available 30th July 2025**

**Deposit Required £3,960**

**\*\*STUDENT LET\*\* -  
6 BEDROOM DETACHED**

The rental payments equate to approx £575 per person per month or £133 per person per week excluding bills.

This fully refurbished 6 bedroom student property is perfectly located within a short drive to Brunel University. This house comprises SIX DOUBLE BEDROOMS, THREE BATHROOMS including ONE EN-SUITE, LIVING ROOM, large KITCHEN . STUDY ROOM

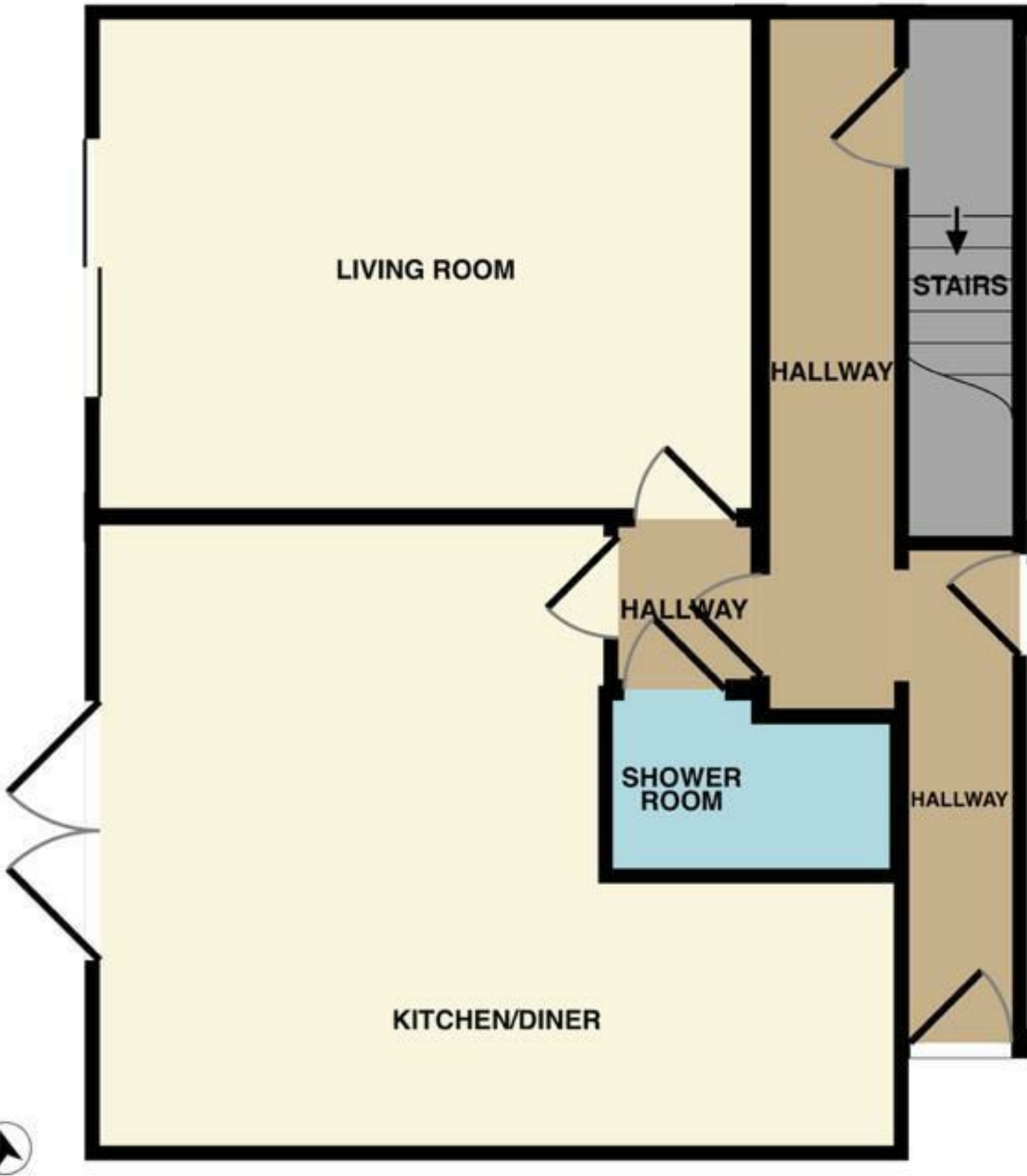
The rear GARDEN is astro turfed for easy maintenance with a large front garden for PARKING. bills (gas and water £100 pppm).

A must view for any groups preparing for accommodation for next academic year.

EPC 'C'  
Council tax 'C'

# Polehill Road, incorporating 115a and 115b, Middlesex, UB10 0QD





| Energy Efficiency Rating                    |  | Current | Potential |
|---|--|---------|-----------|
| Very energy efficient - lower running costs |  |         |           |
| (92 plus) <b>A</b>                          |  |         |           |
| (81-91) <b>B</b>                            |  |         |           |
| (69-80) <b>C</b>                            |  |         |           |
| (55-68) <b>D</b>                            |  |         |           |
| (39-54) <b>E</b>                            |  |         |           |
| (21-38) <b>F</b>                            |  |         |           |
| (1-20) <b>G</b>                             |  |         |           |
| Not energy efficient - higher running costs |  |         |           |
| England & Wales                             |  | 70      | 82        |
| EU Directive 2002/91/EC                     |  |         |           |

| Environmental Impact (CO <sub>2</sub> ) Rating                  |  | Current | Potential |
|---|--|---------|-----------|
| Very environmentally friendly - lower CO <sub>2</sub> emissions |  |         |           |
| (92 plus) <b>A</b>  |  |         |           |
| (81-91) <b>B</b>  |  |         |           |
| (69-80) <b>C</b>  |  |         |           |
| (55-68) <b>D</b>  |  |         |           |
| (39-54) <b>E</b>  |  |         |           |
| (21-38) <b>F</b>  |  |         |           |
| (1-20) <b>G</b>   |  |         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |  |         |           |
| England & Wales   |  | 63      | 77        |
| EU Directive 2002/91/EC   |  |         |           |