



**14 Lavender Road
Middlesex, UB8 3PZ
Asking Price £499,950**

Nestled in the charming area of Hillingdon, Middlesex, this delightful end-terrace house presents an excellent opportunity for families and individuals alike. With three well-proportioned bedrooms, this property offers ample space for comfortable living. The two inviting reception rooms provide versatile areas that can be tailored to your needs, whether for entertaining guests or enjoying quiet evenings at home.

The house features a well-appointed bathroom, ensuring convenience for all residents. The layout of the property is designed to maximise both space and natural light, creating a warm and welcoming atmosphere throughout.

Hillingdon is known for its friendly community and excellent local amenities, including shops, schools, and parks, making it an ideal location for families. The area also benefits from good transport links, providing easy access to central London and beyond.

This end-terrace house is not just a place to live; it is a home where memories can be made. With its appealing features and prime location, it is sure to attract interest from those seeking a comfortable and convenient lifestyle. Do not miss the chance to view this lovely property and envision your future in Hillingdon.

14 Lavender Road, Middlesex, UB8 3PZ

Front door

Hall



Laminate floor, radiator, understairs storage cupboard

Living room



Front aspect bay window, radiator, laminate floor

Dining room



Rear aspect, laminate floor, radiator

Kitchen



Rear aspect door and window, stainless steel sink unit, work surfaces, eye and base units, wall mounted gas boiler, inset hob and oven, space for washing machine

Stairs to first floor

Landing, window to side

Bedroom 1



Front aspect window, radiator, storage cupboards

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Bedroom 2



Rear aspect window, radiator, storage cupboard

Bedroom 3



Front aspect window, Radiator, storage cupboard

Bathroom



Rear aspect window, white panel enclosed bath with shower, pedestal wash hand basin, radiator, part tiled walls

WC



Separate Wc , window

Outside

Front

Wall and gate with path to front and side access, lawned area

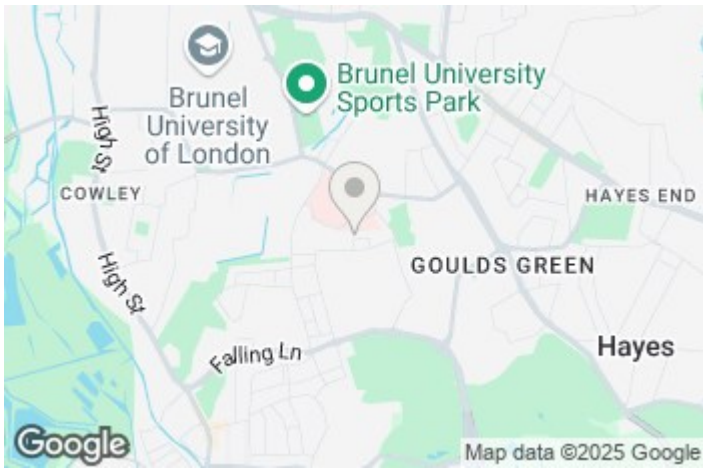
Rear



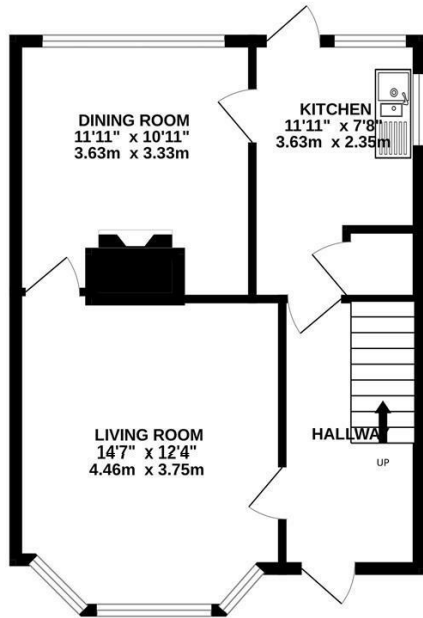
Patio area with path leading to rear of garden, lawned area, 2 brick built storage shed, outside wc

Rear view

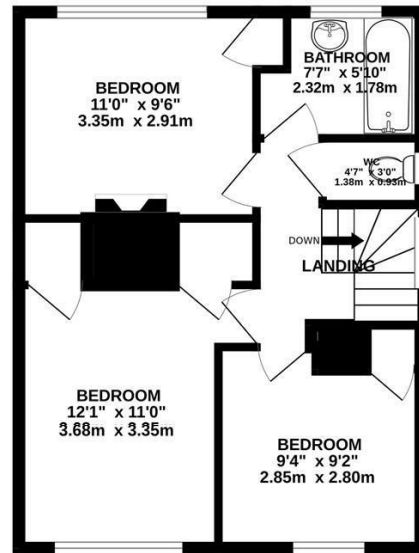
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ENTRANCE FLOOR
456 sq.ft. (42.4 sq.m.) approx.



FIRST FLOOR
438 sq.ft. (40.7 sq.m.) approx.



TOTAL FLOOR AREA : 894 sq.ft. (83.1 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.
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