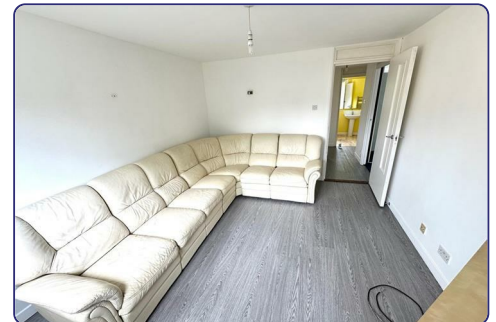




**17 Cross Road
Middlesex, UB8 2UQ
£1,300 PCM**

Deposit required £1,500

**Available date 3rd
November 2025**

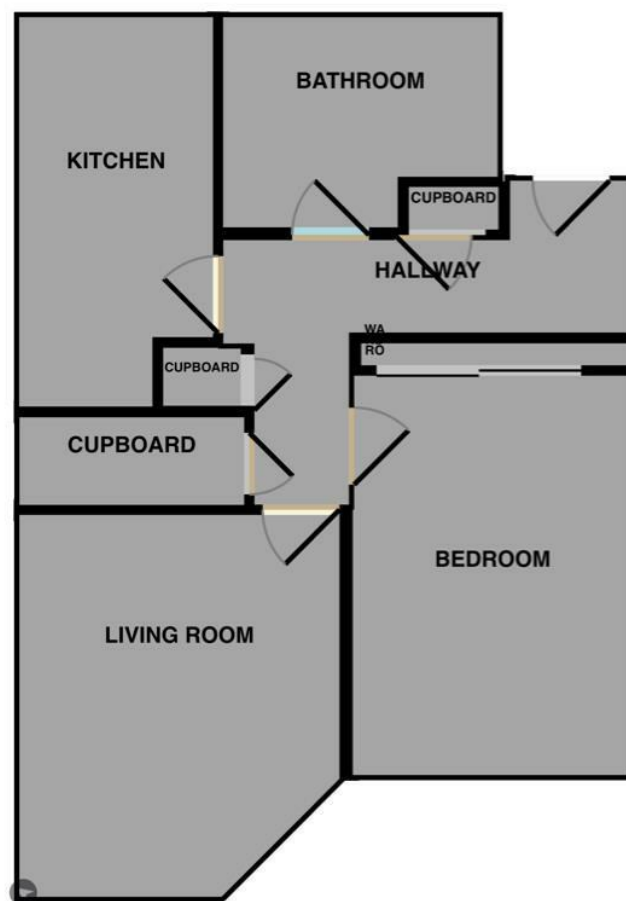
Welcome to this charming property located on Cross Road in the heart of Uxbridge, Middlesex. This delightful flat boasts a cosy reception room, perfect for relaxing after a long day. The property features one bedroom, ideal for a single occupant or a couple looking for a comfortable living space.

Situated on the second floor, this flat offers convenience and accessibility, being close to Uxbridge town, Uxbridge tube station, and the mainline station. The location is ideal for those who appreciate easy access to transportation and local amenities.

The flat comprises a well-appointed living room, a bathroom for your convenience, and a kitchen. Additionally, the property includes allocated parking, ensuring you always have a space to park your vehicle.

With features such as a security entry phone, double glazing, and gas central heating, this property provides both comfort and peace of mind. Don't miss the opportunity to make this lovely flat your new home in the vibrant town of Uxbridge.

Part Furnished
EPC 'C'
Council tax 'C'



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	