



Canalside Gardens

Southall, UB2 5TJ

Asking Price £167,000



A ground floor, one bedroom flat on Canalside Gardens being offered for sale with NO ONWARD CHAIN. The property is ideal for first time buyers looking to take their first steps onto the property ladder or a buy to let investor with a gross potential yield of 9%.

The property comprises entrance hall, open plan living area incorporating a fitted kitchen, master bedroom and bathroom suite. There is internal storage cupboards also within the flat along with having two separate balconies off the reception room and bedroom area.

Canalside Gardens is located close to good schools, local shops, bus routes road networks and within easy reach of Southall (Crossrail) station.

Lease remaining 82 years

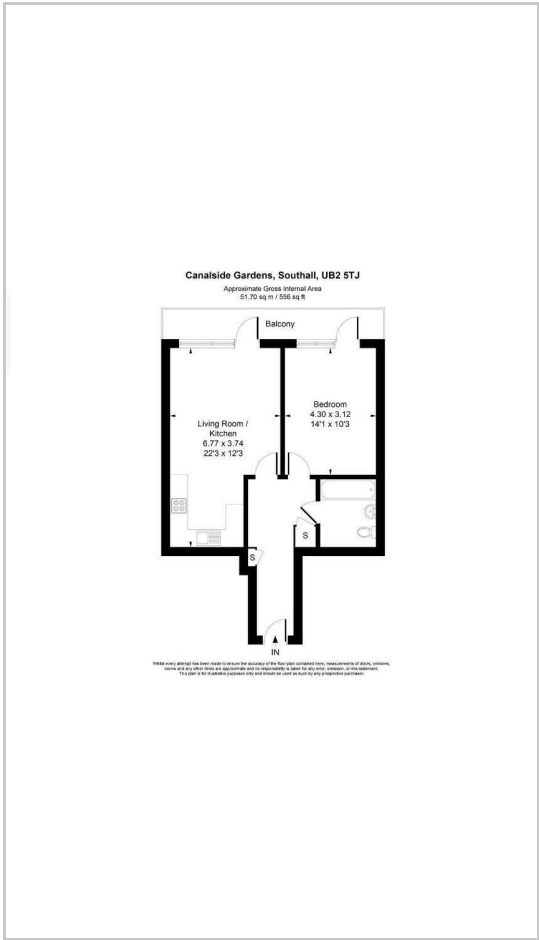
Service charge and ground rent is to be confirmed



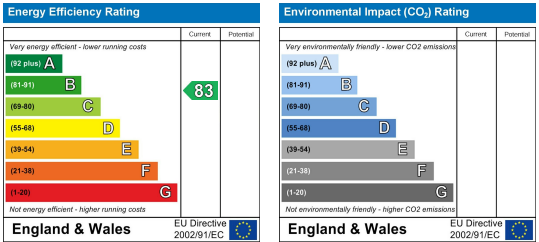
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.