



Parkfields

Estates



Beaconsfield Road , Southall, UB1 1DZ

Nestled on Beaconsfield Road in the vibrant area of Southall, this charming three-bedroom terraced house presents an excellent opportunity for families and professionals alike. The property boasts larger than average rooms, providing ample space for comfortable living. Recently renovated, it features a modern extended kitchen that is perfect for culinary enthusiasts and family gatherings.

One of the standout features of this home is the installation of solar panels, which are fully operational and come with certificates for energy savings, making it an environmentally friendly choice. With two well-appointed bathrooms, the house caters to the needs of a busy household, ensuring convenience and privacy.

Off-street parking is plentiful, a rare find in this bustling area, allowing for easy access and peace of mind. The location is particularly advantageous, being just a stone's throw from Southall Broadway, where you can enjoy a variety of shops, restaurants, and local amenities. Additionally, the property is within walking distance to the Southall Elizabeth Line, providing excellent transport links to central London and beyond.

Offers In The Region Of £565,000

170 Beaconsfield Road

, Southall, UB1 1DZ



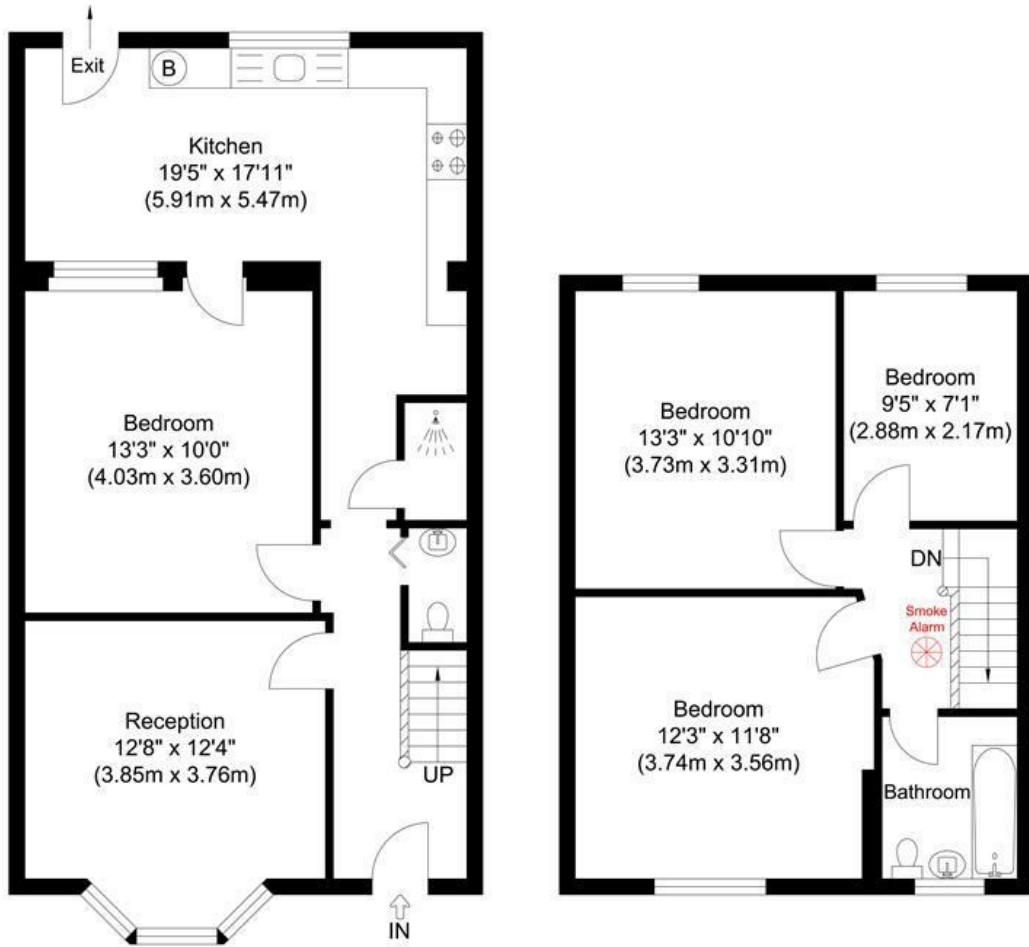
- EXTENDED TERRACE NEWLY REFURBISHED PROPERTY
- AMPLE OFF STREET PARKING
- NO CHAIN
- THREE SPACIOUS BEDROOMS
- TWO RECEPTIONS
- WALKING DISTANCE TO SOUTHALL ELIZABETH LINE
- TWO BATHROOMS
- EXTENDED KITCHEN



Directions



Floor Plan



Ground Floor
Approximate Floor Area
629.90 sq. ft.
(58.52 sq. m)



First Floor
Approximate Floor Area
438.09 sq. ft.
(40.70 sq. m)

Total Gross Internal Area
1067.99 sq. ft.
(99.22 sq. m)

170 Beaconsfield Road, Southall, UB1

Illustration for identification purposes only, measurements are approximate, not to scale.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

1 The Crescent, Southall, Middlesex, UB1 1RE
Tel: 0208 571 0253 Email: info@parkfields-estates.com <https://www.parkfields-estates.com>

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	78
(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	