



Parkfields

Estates



Northcote Avenue , Southall, UB1 2BA

Nestled on the charming Northcote Avenue in Southall, this spacious mid-terrace house presents an excellent opportunity for both families and investors alike. The property boasts off-street parking, a highly sought-after feature in this vibrant area, ensuring convenience for residents and their guests.

One of the standout attributes of this home is its easy access to the Broadway, where a delightful array of shops, restaurants, and local amenities await. This prime location allows for a lifestyle that balances comfort and convenience, making it ideal for those who appreciate the hustle and bustle of urban living while still enjoying the tranquility of a residential neighborhood.

Moreover, the property offers significant potential for extension, subject to planning permission. This flexibility allows you to tailor the home to your specific needs, whether that means creating additional living space or enhancing the existing layout to suit your lifestyle.

Asking Price £525,000

135 Northcote Avenue , Southall, UB1 2BA



- SPACIOUS MID TERRACE
- OFF STREET PARKING
- WALKING DISTANCE TO SOUTHALL BROADWAY
- SCHOOLS NEARBY
- THREE BEDROOMS
- THROUGH LOUNGE
- KITCHEN
- SCOPE TO EXTEND (STPP)



Directions



Floor Plan



Ground Floor
Approximate Floor Area
469.30 sq. ft.
(43.60 sq. m)

First Floor
Approximate Floor Area
469.30 sq. ft.
(43.60 sq. m)

Total Gross Internal Area
938.61 sq. ft.
(87.20 sq. m)

Northcote Avenue, 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			87
(69-80) C			
(55-68) D		67	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	