



# Parkfields

Estates



## North Road , Southall, UB1 2JH

Nestled on North Road in Southall, this charming mid-terrace house presents an excellent opportunity for both families and investors alike. Boasting two spacious reception rooms, this property offers ample space for relaxation and entertaining. The three well-proportioned bedrooms provide comfortable living quarters, making it an ideal home for those seeking a blend of space and convenience.

The property features a single bathroom, ensuring practicality for everyday living. One of the standout aspects of this home is its enviable location, situated just a stone's throw from the bustling high street. This prime position allows residents to enjoy a variety of shops, cafes, and local amenities right at their doorstep.

Moreover, the property is within easy walking distance to the Elizabeth Line, providing excellent transport links for commuters and making travel to central London a breeze. With no onward chain, this home is ready for you to move in and make it your own without delay.

Asking Price £525,000

## 40 North Road , Southall, UB1 2JH



- NO ONWARD CHAIN
- EASY DISTANCE TO SOUTHALL BROADWAY
- SOME UPDATING REQUIRED
- LARGE ROOMS
- THREE BEDROOMS
- IDEAL FOR FIRST TIME BUYERS OR BUY TO LET INVESTORS
- JUST BY THE HIGH STREET
- TWO RECEPTIONS

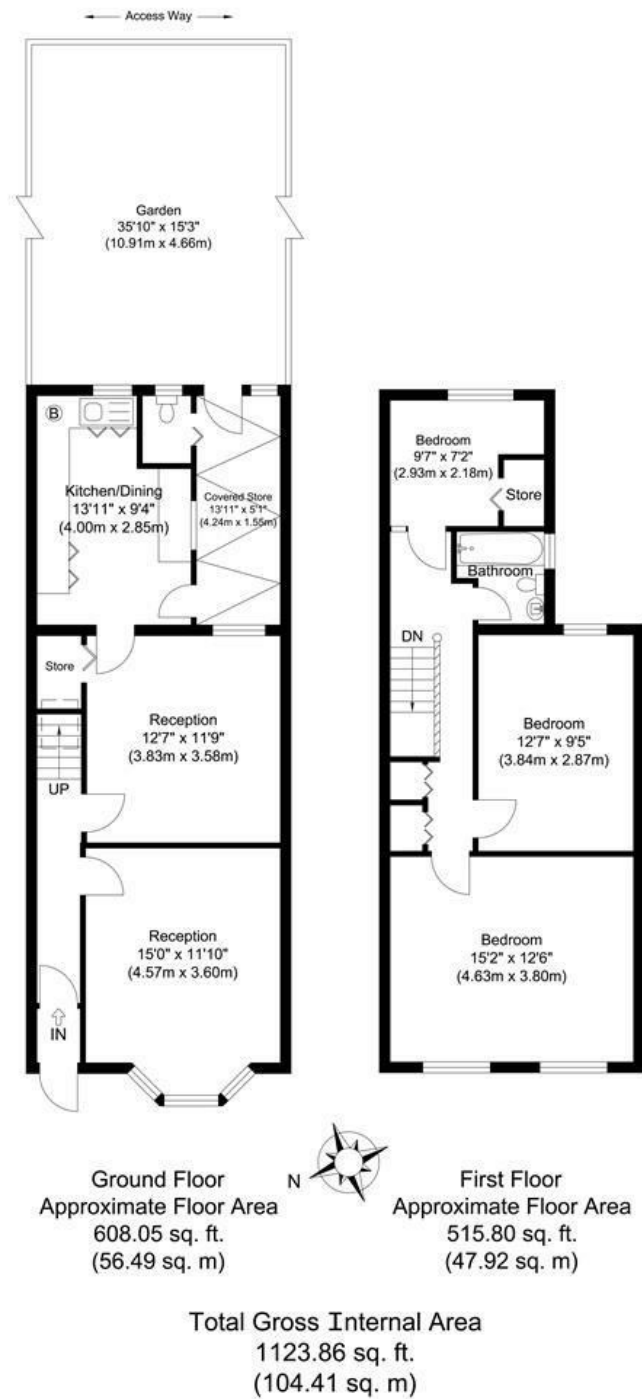


Directions





Floor Plan



North 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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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	56	84
EU Directive 2002/91/EC		