



David Close UB3 5AE

MODERN STUDIO APARTMENT / IDEAL FOR HEATHROW:
Enviably located overlooking open fields to the rear this modern Studio Apartment is perfectly placed for the Bath Road and Heathrow Airport.

Well presented this first floor apartment is set in well kept communal grounds and features a communal hallway with entryphone system, fitted kitchen with gas hob, electric oven, extractor fan and fridge, studio area with custom fitted wardrobes and storage units plus a utility area with washing machine and large storage cupboard and a fitted shower room.

This property also benefits from gas central heating, recently fitted double glazed windows to front and rear and numbered residents and visitors permit parking.

- * Minimum Tenancy 6 Months
- * Deposit £925
- * Council Tax Band B

Accommodation

Modern Studio Apartment

Perfect For Bath Road /
Heathrow Airport

Gas Central Heating /
Double Glazing

Numbered Allocated +
Permit Parking

EPC Rating C

Ground Floor

Entrance - Communal entrance with entryphone system and carpeted stairs to upper floors.

First Floor

Studio / Living Space - 15' 4" x 11' 1" (4.7m x 3.4m) Wood laminate flooring and two radiators. Custom built and fitted wardrobes and storage unit. Double glazed windows to front and rear aspects.



Kitchen - 8' 2" x 5' 2" (2.5m x 1.6m) Wood laminate flooring and radiator. Fitted wall and base units with worktops to include a single drainer sink unit, gas hob, extractor fan hood, electric oven, fridge and part tiled walls and splashbacks. Double glazed window to side aspect



Utility Area - Wood laminate flooring, large storage cupboard and radiator. Fitted base units with worktop to include a single drainer sink unit, washing machine, wall mounted gas central heating boiler and part tiled walls and splashbacks. Double glazed window to side aspect



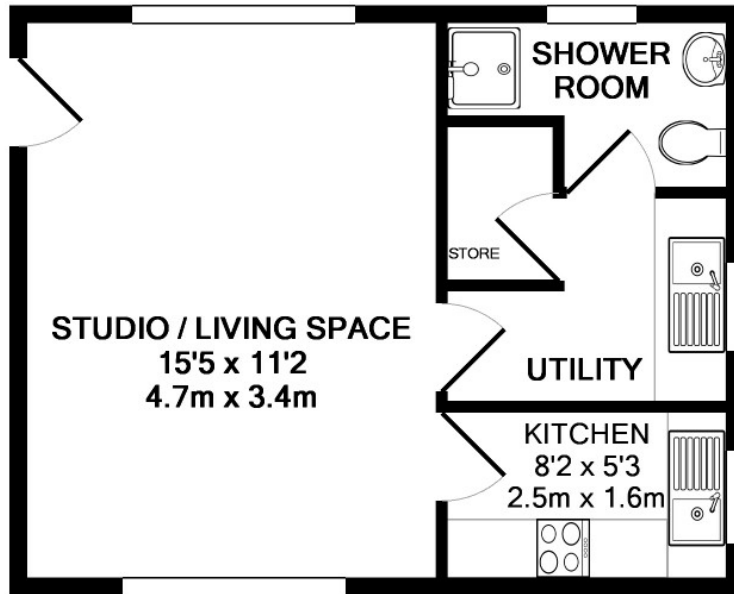
Shower-Room - Wood laminate flooring, extractor fan and radiator. Three-piece shower room suite to include a fully tiled shower cubicle, pedestal hand basin, low level W.C. and part tiled walls and splashbacks. Frosted double glazed window.

Exterior

Outside - Well kept communal gardens. Numbered resident and visitor parking

PLEASE NOTE: Permit parking is in operation in this area. Please ask for further details.





TOTAL APPROX. FLOOR AREA 311 SQ.FT. (28.9 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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