

The Retreat, Trout Road, Yiewsley UB7 7RR

Guide Price £395,000*

DETACHED DWELLING IN NEED OF REFURBISHMENT, SET ON SPACIOUS PLOT



This older style detached dwelling is situated within a short walk of West Drayton with its main line station serving the Elizabeth line and local shops. Yiewsley High Street is also within similar distance. The main centre of Uxbridge with its major shopping precincts, underground station and bus terminal is approximately three miles to the north. The area is well served by excellent road links including the A40, M40, A4, M4 and M25 London orbital Motorway. There is easy access into Heathrow London Airport. The property is a dilapidated two bedroom detached house on an irregular shaped site of approximately 0.08 acres, currently providing ample off-street parking but also offering scope for potential development subject to obtaining any necessary consent that may be required. Any intending purchaser should make their own enquiries in this regard. The dwelling is sold with the benefit of vacant possession and will be of interest to owner occupiers' developers and investment buyers.

ACCOMMODATION

Hall, Two Receptions, Kitchen, WC, Landing, Two Bedrooms, Bathroom, South Facing Gardens.

TENURE

Freehold.

LOCAL AUTHORITY & TAX RATING

London Borough of Hillingdon Council Tax Band D
EPC Band D

VIEWING TIMES

By appointment Through the Auctioneers



STARTING BID

FINAL BID

NOTES

☐ SOLD ☐ UNSOLD ☐ SOLD PRIOR ☐ WITHDRAWN