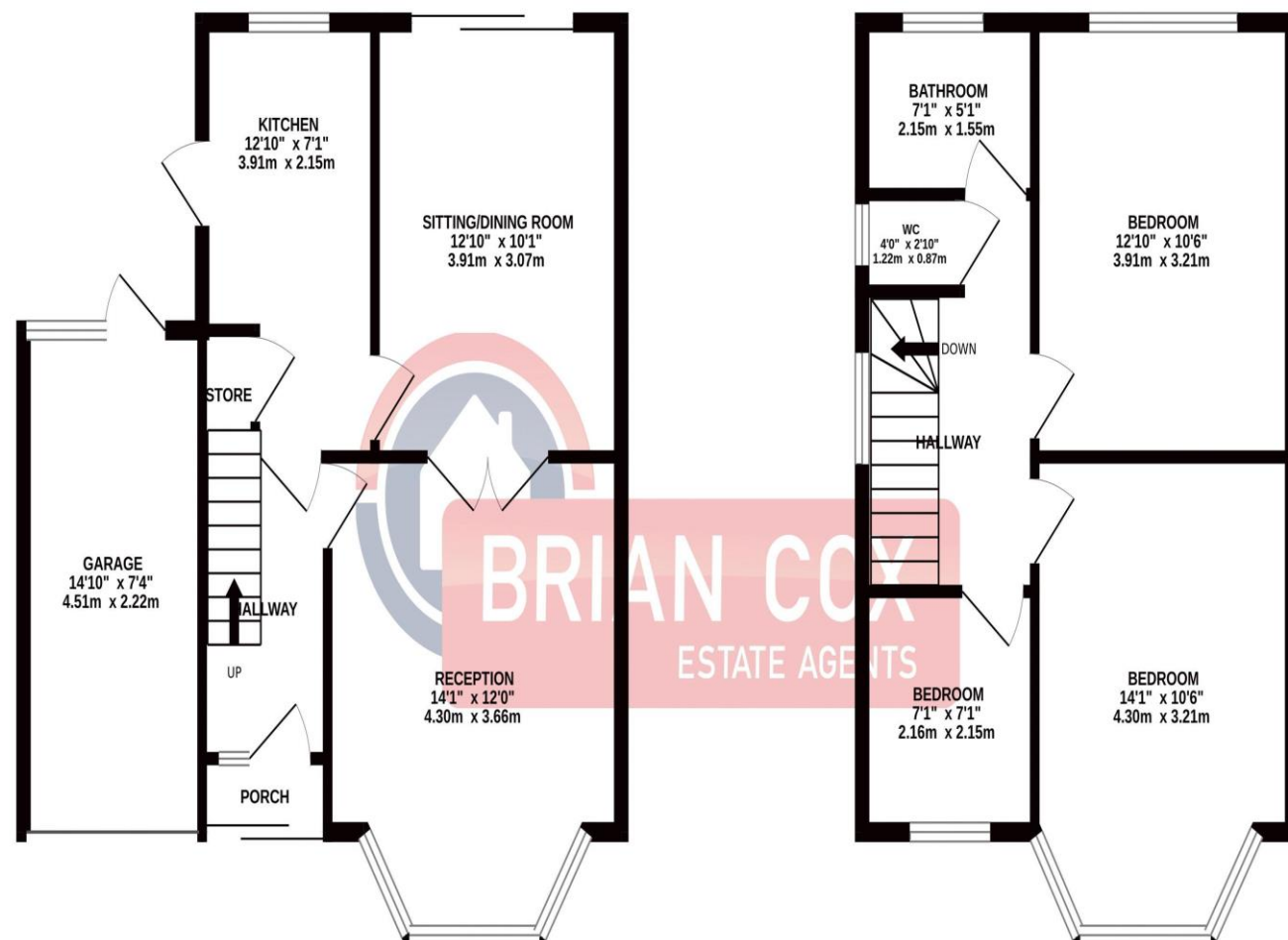


the floorplan...

GROUND FLOOR
539 sq.ft. (50.1 sq.m.) approx.

1ST FLOOR
442 sq.ft. (41.1 sq.m.) approx.



TOTAL FLOOR AREA : 981 sq.ft. (91.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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more details from...

call: Brian Cox Northolt: 0208 842 4008
email: Jeff.Osullivan@brian-cox.co.uk
web: www.brian-cox.co.uk



0208 842 4008
brian-cox.co.uk



Family home with potential. This property has to be one of the best located properties on the market at the moment. It benefits from size and potential with own drive to garage, so if you're looking for the perfect home in a prime spot that boasts space and charm on top of being within easy reach to all your schools, bus links and shops then this has your name written all over it, so call us now to find out more and arrange your early viewing today.



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Nutfield Gardens, Northolt UB5 6LU

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in brief...

- Potential To Extend
- One Of Northolt's Most Sought After Roads
- Chain Free
- Garage
- Off Street Parking
- Two Reception Rooms



the location...

nearest stations ...

South Ruislip (1.4 miles)
Northolt (1.5 miles)
Ruislip Gardens (1.8 miles)

Northolt is a town located in North West London and lies within zone 5 on the Central Line. There is good access to the West End of London and popular high street shops and restaurants in Ruislip which make the area a good choice for young professionals and families alike.

There are two stations in the area which are Northolt Central Line Tube Station (31 minutes to Tottenham Court Road) and Northolt Park Overground Station. Northolt Park is a Network Rail station served by Chiltern Railways (21 minutes to Marylebone Station).

There are also a number of local bus routes offering access to Heathrow, Ealing, Ruislip and numerous other locations. If you travel by road, the A40 is within easy reach with access to both the city and the Home Counties.