



Oakwood Estates is delighted to present this extended and chain-free semi-detached family home, offering spacious and versatile accommodation throughout. The property features three well-proportioned bedrooms, two modern bathrooms, two generous reception rooms, a convenient downstairs WC, and a separate utility room, making it ideal for growing families and those seeking flexible living space.

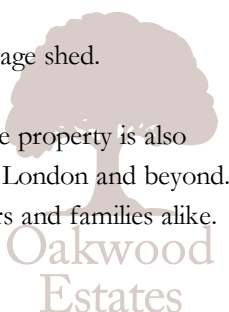
Upon entering, you are welcomed into a bright and inviting hallway leading to the downstairs bedroom, spacious reception rooms, which provide excellent areas for both relaxing and entertaining. The extended layout creates a wonderful sense of space, while the well-appointed kitchen is complemented by a practical utility room and ground-floor cloakroom.

On the first floor, the property offers two comfortable bedrooms, including a principal bedroom benefiting from a shower Ensuite, along with a family bathroom designed to accommodate modern family living.

Externally, the property continues to impress with a fully enclosed, low-maintenance rear garden laid with high-quality artificial lawn, providing an attractive outdoor space that can be enjoyed throughout the year. A substantial outbuilding offers excellent potential for use as a home office, gym, workshop, or additional storage, subject to the purchaser's requirements.

To the front, a gated driveway provides secure off-street parking for up to three vehicles and a storage shed.

Ideally located within a short, level walk of local shops, highly regarded schools, and the doctor's surgery, the property is also conveniently positioned just over a mile from Iver Station (Elizabeth Line), offering excellent links into Central London and beyond. The M40, M4, and M25 motorway networks are all easily accessible, making this an ideal home for commuters and families alike.



Property Information

-  FREEHOLD PROPERTY
-  NO ONWARD CHAIN
-  TWO RECEPTIONS
-  GATED DRIVEWAY FOR 3 CARS
-  CLOSE TO LOCAL SHOPS, SCHOOLS & DOCTOR'S SURGERY
-  COUNCIL TAX BAND E (£3,088 P/YR)
-  THREE BEDROOMS
-  FAMILY & EN-SUITE BATHROOMS, & DOWNSTAIRS WC
-  ENCLOSED REAR GARDEN WITH ASTROTURF & OUTBUILDING
-  CLOSE TO IVER STATION AND LOCAL MOTORWAYS



x3

Bedrooms



x2

Reception Rooms



x2

Bathrooms



x3

Parking Spaces



Y

Garden



N

Garage

Tenure

Freehold Property

Council Tax Band

E (£3,088 p/yr)

Plot/Land Area

0.06 Acres (250.00 Sq.M.)

Approximate Gross Internal Area

1,284 Sq.Ft. (119.31 Sq.M.)

Mobile Coverage

5G voice and data

Internet Speed

Ultrafast

Transport Links

The property is conveniently positioned for excellent transport links, with Iver Station (Elizabeth Line) being the closest rail connection, followed by Langley Station. Uxbridge Underground Station is also within easy reach, while Heathrow Airport and Denham Station are both readily accessible, making the location ideal for commuters and frequent travellers alike. The M25, M40 and M4 motorways are also just a short drive away, further enhancing connectivity across London and the wider region. There are also local bus services providing direct links to Slough and Uxbridge.

Area

Iver Village is a quaint and charming village offering a rich sense of history alongside a range of local amenities, including shops, restaurants, and traditional pubs. The area is well served by several nearby schools, making it particularly appealing for families. It is also ideally situated close to the beautiful Colne Valley Regional Park and Black Park Country Park, both providing extensive green spaces, scenic landscapes, and excellent opportunities for outdoor leisure and recreation. In addition, it is close to the renowned Pinewood Studios, world-famous for hosting major film productions including James Bond and Star Wars.

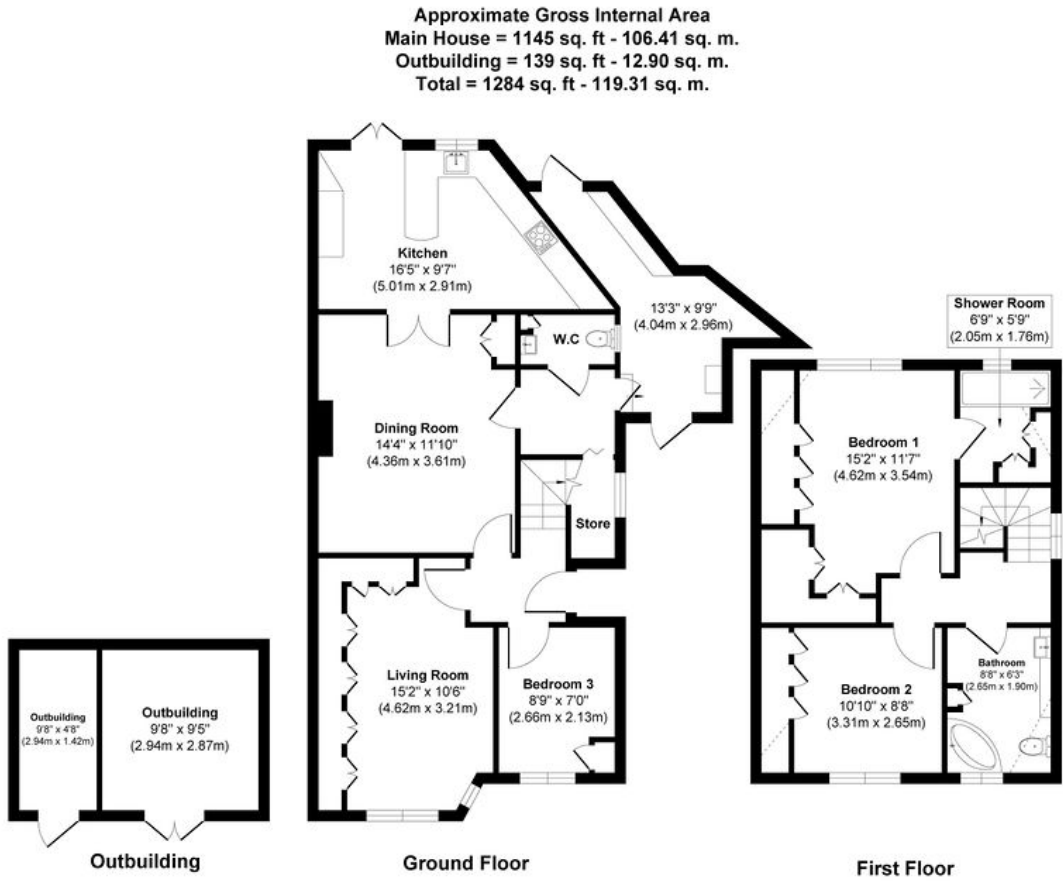
Schools

The Iver area benefits from a well-regarded selection of local schooling options, particularly at the primary level, with several schools serving the village and surrounding neighbourhoods. As part of Buckinghamshire, the area is also influenced by the county’s selective education system, giving families access to grammar school opportunities where entry is based on the 11+ examination. School catchment areas are an important consideration locally, with demand often high for popular nearby schools, making early application and careful planning essential. Alongside the state sector, there are also several respected independent and private schools within easy reach, offering a range of alternative education options, including smaller class sizes and specialist facilities. Overall, the area is popular with families due to its balance of strong local primary provision, access to grammar school routes, and a good choice of private schooling within the wider surrounding area.

Council Tax

Band E

Floor Plan



Prospective purchasers should be aware that these sales particulars are intended as a general guide only and room sizes should not be relied upon for carpets or furnishing. We have not carried out any form of survey nor have we tested any appliance or services, mechanical or electrical. All maps are supplied by Goview.co.uk from Ordnance Survey mapping. Care has been taken in the preparation of these sales particulars, which are thought to be materially correct, although their accuracy is not guaranteed and they do not form part of any contract.

