



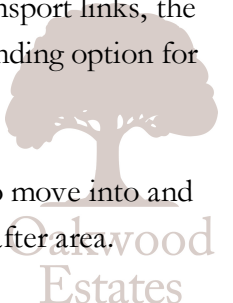
Oakwood Estates are delighted to present this exceptional two-bedroom and bonus room end-of-terrace home, perfectly combining contemporary style, spacious accommodation, and excellent commuter links.

Beautifully presented throughout, this impressive home offers bright and versatile living spaces, making it an ideal choice for families, first-time buyers, and professionals alike. The property comprises three well-proportioned bedrooms and a spacious layout designed for modern living.

A standout feature is the stunning conservatory, flooding the home with natural light and providing an additional reception area overlooking the private rear garden. Whether used as a dining room, family room, or home office, it offers flexible living space to suit a variety of lifestyles. The enclosed rear garden is perfect for outdoor entertaining, summer barbecues, or simply relaxing in a peaceful setting.

Further benefits include both resident and off-street parking, ensuring convenience for homeowners and guests. Ideally situated within easy reach of local amenities, highly regarded schools, and excellent transport links, the property offers a journey time of approximately 22 minutes to Paddington, making it an outstanding option for commuters.

Offering the perfect balance of comfort, practicality, and location, this superb home is ready to move into and presents an excellent opportunity for buyers looking to secure a property in this sought-after area.



Property Information

-  FREEHOLD PROPERTY
-  TWO BEDROOMS AND BONUS ROOM
-  ENCLOSED GARDEN
-  CLOSE TO LOCAL AMENITIES AND SCHOOLS
-  CLOSE TO MOTORWAY CONNECTIONS

-  COUNCIL TAX BAND: D ANNUAL PRICE: £2,045
-  CONSERVATORY
-  EXCELLENT COMMUTER LINKS INTO LONDON
-  CLOSE TO HEATHROW AIRPORT
-  DRIVEWAY

					
x2	x2	x2	x1	Y	N
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage

Tenure

Freehold Property

Council Tax Band

Band: D

Annual Price: £2,045

Plot/Land Area

0.06 acres

Mobile Coverage

5G voice and data

Boradband

Basic: 13 Mbps

Superfast: 80 Mbps

Ultrafast: 1800 Mbps

Area

Milburn Drive is a highly sought-after residential cul-de-sac in West Drayton, offering a peaceful setting while remaining within easy walking distance of the town centre. Residents enjoy convenient access to a wide range of local shops, cafés, and everyday amenities, as well as West Drayton Station (Elizabeth Line), providing fast and direct connections into Central London.

Just a short drive away, Uxbridge town centre offers an extensive selection of high street retailers, restaurants, cafés, and leisure facilities, together with Uxbridge Underground Station, served by the Metropolitan and Piccadilly lines.

The property is exceptionally well positioned for families, with West Drayton Academy just 0.1 miles away and both St Matthew's CofE Primary School and Laurel Lane Primary School approximately 0.6 miles from the property. Combining excellent transport links, convenient local amenities, and well-regarded schools, this location is an ideal choice for families and commuters alike.

Transport Links

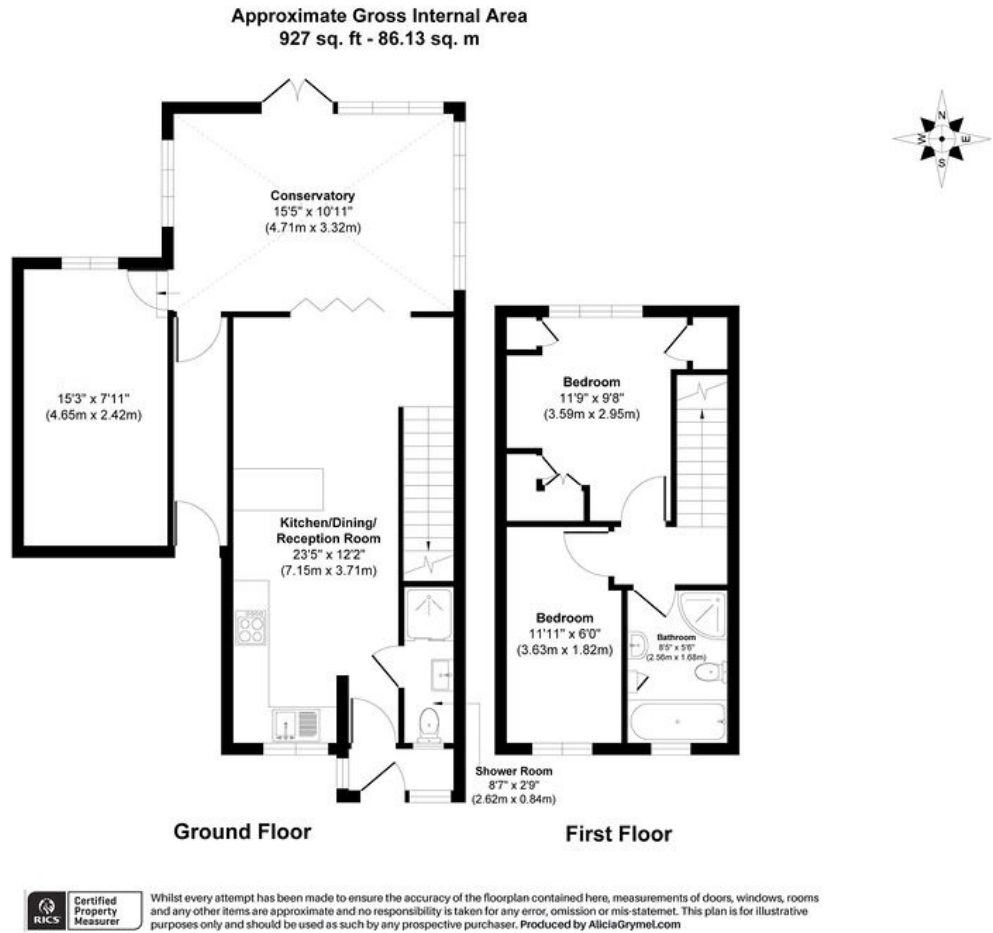
The property is exceptionally well connected, making it an ideal choice for commuters. West Drayton Station (Elizabeth Line) is within easy walking distance, offering fast and direct services to Paddington in approximately 22 minutes, as well as convenient connections to Bond Street, Tottenham Court Road, Canary Wharf, and Heathrow Airport.

The nearby M4, M25, and M40 motorways provide excellent road links to London, the Home Counties, and the wider motorway network, while Heathrow Airport is just a short drive away, making both domestic and international travel easily accessible. A range of local bus routes also serve the area, providing convenient connections to Uxbridge, Hayes, Heathrow, and the surrounding towns.

Council Tax

Band D

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.

