



2 bed apartment to buy in UB7

Admiralty Close, West Drayton, Hillingdon,
UB7 9NJ

£200,000 Starting Bid

 x 2  x 1  x 1

Tenure

Leasehold

Residents parking

Property features

- ✓ Being Sold via Secure Sale online bidding. Terms and Conditions
- ✓ Spacious Two Bedroom Apartment
- ✓ Huge Reception / Dining Room
- ✓ Principal Bedroom With En-Suite
- ✓ EPC Rating B

Key Information

- ✓ Council Tax: **Band D**
- ✓ EPC Rating: **B**
- ✓ Heating supply: **Gas**
- ✓ Electric supply: **National Grid**
- ✓ Water supply: **Direct mains water**
- ✓ Mobile signal: **Good**

Arrange a viewing

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

A particularly spacious two-bedroom apartment offering an impressive open-plan living space, two bathrooms and excellent investment potential, conveniently positioned for West Drayton's Elizabeth Line station and local amenities.

Kearns Residential are pleased to present this generously proportioned two-bedroom apartment within the popular Admiralty Close development in West Drayton. Offering significantly more living space than many modern apartments, the property represents an attractive opportunity for both owner-occupiers and investors, with an anticipated rental income of approximately £1,750 per calendar month.

The standout feature is the exceptionally spacious reception and dining room, providing plenty of room to create separate living, dining and entertaining areas while benefiting from excellent natural light. The adjoining fitted kitchen offers a good range of units, worktop space and integrated cooking facilities.

There are two well-proportioned bedrooms, with the principal bedroom benefiting from its own en-suite shower room. A separate family bathroom provides a bath with shower attachment, WC and wash basin, making the layout particularly practical for couples, sharers or tenants.

The apartment is neutrally presented throughout and offers buyers an excellent blank canvas to personalise, while the development itself benefits from attractive communal surroundings and residents' parking areas.

Admiralty Close is well positioned for West Drayton town centre and High Street, providing access to a wide range of shops, supermarkets, cafés and everyday amenities. West Drayton Station is also within convenient reach, with the Elizabeth Line providing direct services towards Heathrow, Paddington, Bond Street, Liverpool Street and beyond. For motorists, the location provides excellent access to the M4, M25 and A4, while Heathrow Airport and Stockley Business Park are also readily accessible.

For investors, the combination of two bedrooms, two bathrooms, generous accommodation and strong transport connections makes this a particularly appealing rental proposition, with an estimated rental value in the region of £1,750 PCM, subject to market conditions.

Council Tax Band: D

Tenure: Leasehold

Length of Lease: 104

Annual Ground Rent Amount: £250.00

Annual Service Charge Amount: £2,820.00

Price: Starting Bid £200,000

Property Type: Apartment

Parking: Residents

Year built: 2006

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

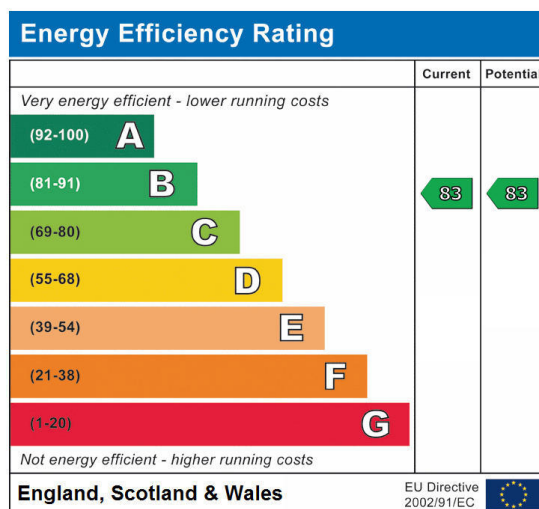
Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good



Admiralty Close, West Drayton, Hillingdon, UB7 9NJ

Contact your local branch today for more information on this property:

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