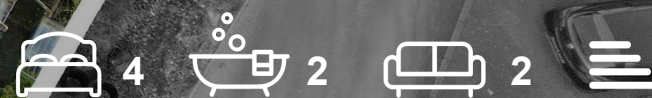
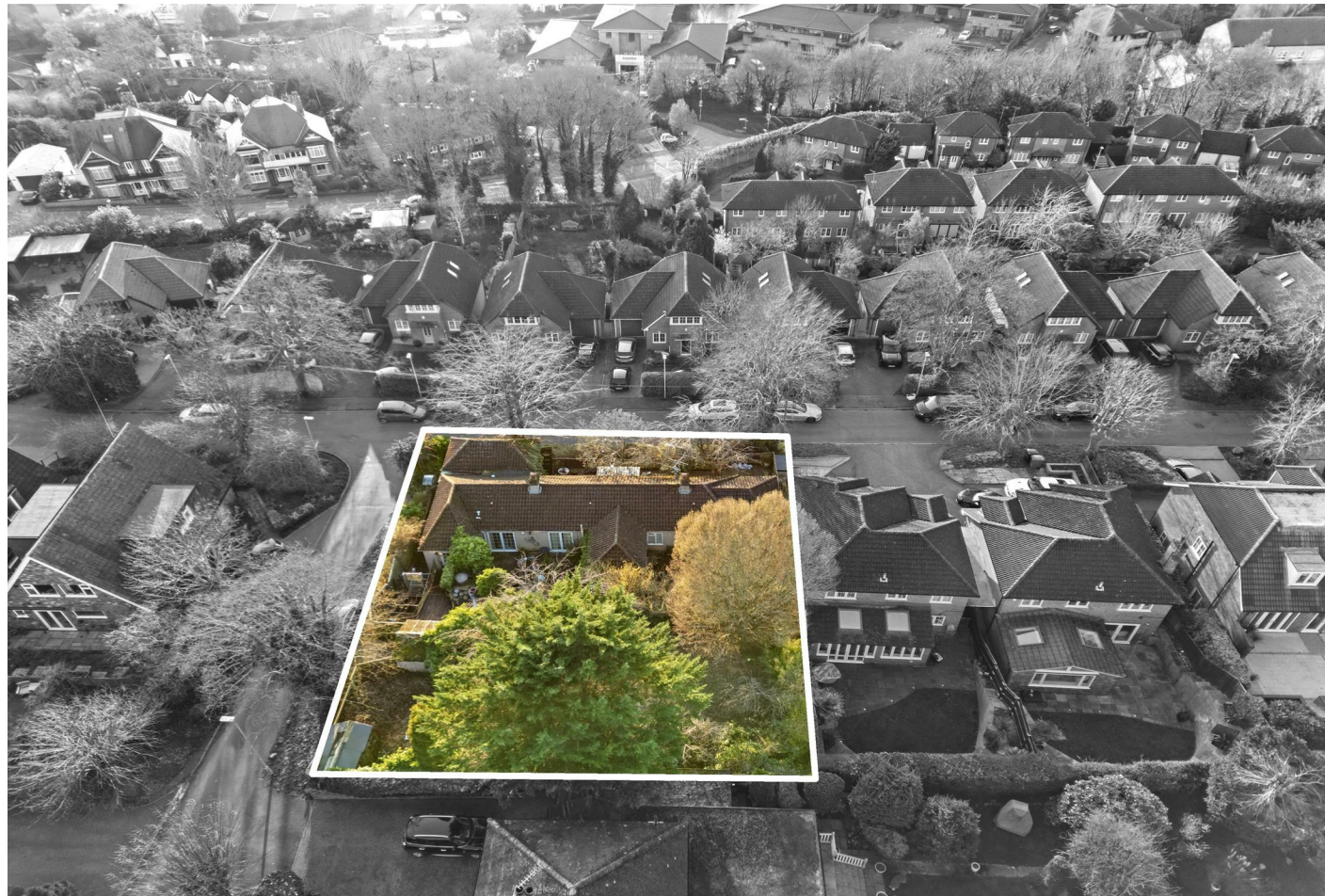


ALLDAY
& MILLER



Shelley Lane, Uxbridge, UB9 6HP
£900,000





Shelley Lane, Uxbridge, UB9 6HP

£900,000

- Off Market Development Opportunity
- Wide Detached Bungalow
- Desirable Location
- Available Subject To Planning Permission
- Large Corner Plot
- Rear Access
- No Chain
- More Information Available On Request

Description

The Property

This spacious and well-proportioned home offers generous single-level accommodation and is set on a substantial plot.

The property comprises a welcoming entrance hall, four bedrooms, two reception rooms, a dining room, and a fitted kitchen complemented by a separate utility room. There are two bathrooms in addition to a separate WC, providing practical facilities for larger households.

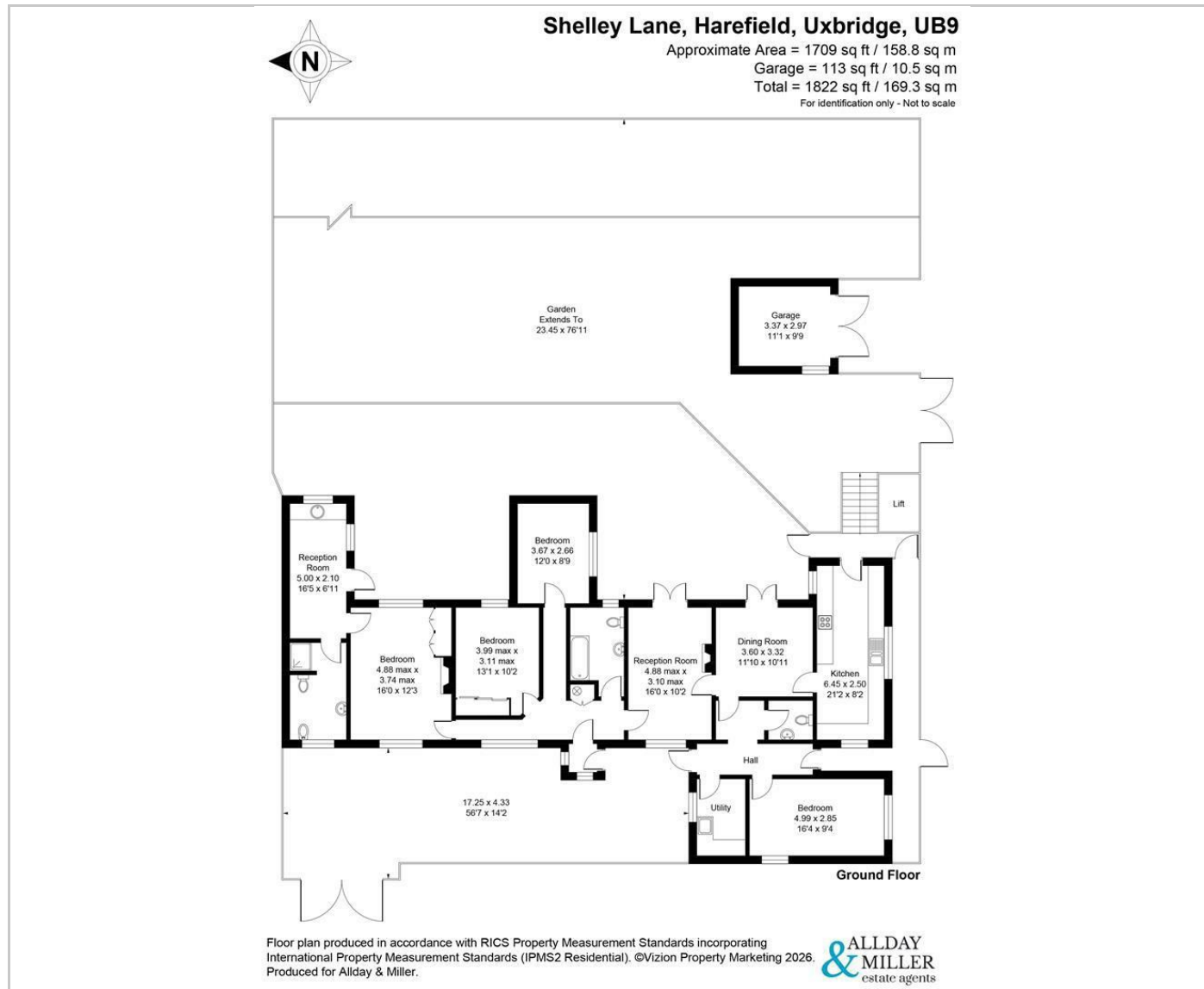
Externally, the property benefits from a large private garden offering ample outdoor space, along with a garage.

Situation

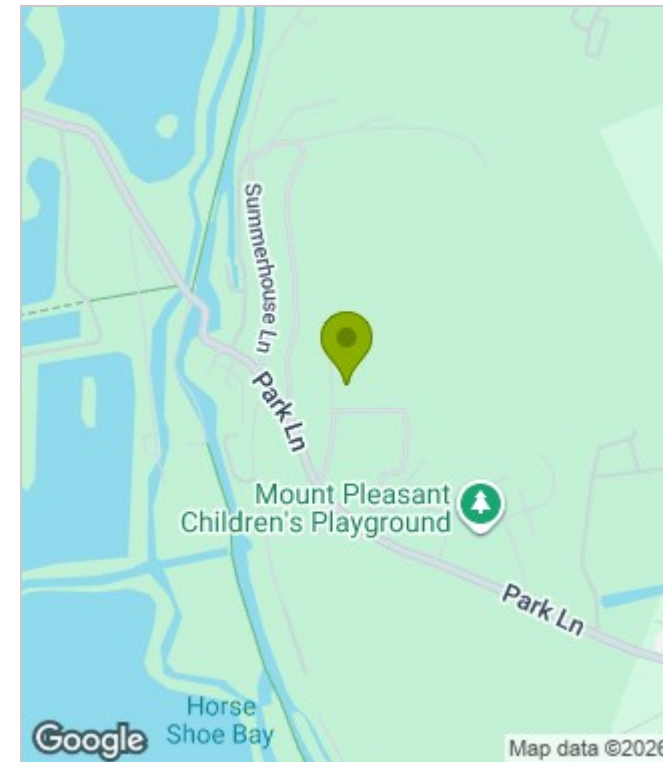
Shelley Lane is situated in the sought-after village of Harefield, offering a pleasant semi-rural setting while still benefiting from convenient access to local amenities and transport connections. The property is within easy reach of Denham Railway Station, which provides regular Chiltern Railways services into London Marylebone, making journeys into the capital straightforward. The area is also well positioned for major road networks including the M40 motorway, M25 motorway and A40 road, offering excellent connectivity to London and the wider motorway network. Harefield village provides a selection of local shops, cafés and everyday amenities, while more extensive shopping, restaurants and leisure facilities can be found in nearby Uxbridge town centre including The Chimes Shopping Centre and The Pavilions Shopping Centre. The area is also served by a number of local schools including Harefield Infant School, Harefield Junior School and Harefield Academy.



Floor Plans



Area Map



Energy Performance Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.