david charles
property consultants

FOR SALE

Far View

The Common, West Drayton, UB7 7HQ

C3 residential dwelling situated on 0.5 acre site. Potential for change of use to commercial purposes subject to planning

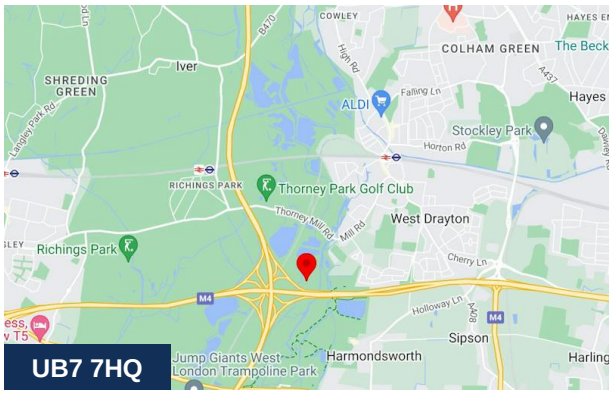
21,315 sq ft
(1,980.23 sq m)

- 21,315 sqft / 0.5 acre (approx)
- 2 miles from M25 / M4
- 3.5 miles from Heathrow Airport
- Approximately 1.5 miles from West Drayton Station
- 1,270 sqft house with outbuildings
- Secure site
- Adjoining properties used for commercial purposes

Far View, The Common, West Drayton, UB7 7HQ

Summary

Available Size	21,315 sq ft
Price	Offers in excess of £1,000,000
Business Rates	N/A
Service Charge	N/A
Legal Fees	Each party to bear their own costs
EPC Rating	C (70)



Description

The site comprises a rectangular shaped residential site totaling approximately 0.5 acres (21,315 sqft), within which there is a 1,270 sqft two-storey residential dwelling in addition to a number of outbuildings currently used as a workshop, storage and for recreational purposes. A number of the nearby properties on The Common are already in used for commercial purposes. Subject to planning, this property / site may also be used for such. Potential purchasers are advised to make their own enquiries in this regard.

Location

The site is situated within the London Borough of Hillingdon and located on the south side of Donkey Lane which is accessed via Cricketfield Road. Junction 4 of the M4 motorway is approximately 2 miles to the east offering easy access to the M25 and the national motorway network. It is approximately 1.5 miles from Yiewsley Town Centre and West Drayton main line station and 3.5 miles from Heathrow Airport.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Unit - whole site area	21,315	1,980.23	Available
Total	**21,315**	**1,980.23**	

AML Requirements

To comply with the Money Laundering Regulations 2017, we are legally required to verify the identity of all parties to a transaction. Prospective purchasers/tenants must provide satisfactory identification documents and information regarding the source of funds. These checks will be carried out by an independent party before any agreement is formally entered into. The tenant or purchaser will be responsible for these costs.

Video

- Far View video tour - https://vimeo.com/842152513?share=copy

Viewing & Further Information

George Moriarty
020 8429 9003 | 07522 700 507
george@davidcharles.co.uk

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