



# For Sale

**House - End Terrace**

Narrowboat Avenue | Brentford | TW8

**Offers Over £629,950 | Leasehold**

1 Receptions | 3 Bedroom | 3 Bathroom

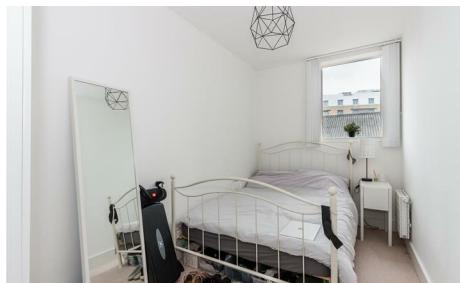
- Spacious Reception Room
- Modern Integrated Kitchen
- Private Garden
- Master Bedroom with En Suite Shower Room
- Three Double Bedrooms
- Secure Underground Parking
- Close to Travel Routes in and out of London
- Waterside Development
- Close to High Street and all local amenities



*Hawks*

**FREEDOM TO MOVE**





### Arbour House

Conversion  
1m = 3'3  
2m = 6'7  
3m = 9'11  
4m = 13'1  
5m = 16'5

APPROX. GROSS INTERNAL FLOOR AREA: 98.7 sq. m / 1062.4 sq.ft

WHILST EVERY ATTENTION HAS BEEN MADE TO ENSURE THE ACCURACY OF THE FLOOR PLAN CONTAINED HERE, THE AGENT CANNOT GUARANTEE THE ACCURACY OF THIS DRAWING. NO RESPONSIBILITY IS TAKEN FOR ANY ERROR, OMISSION OR MIS-STATEMENT. THIS PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND IS NOT TO SCALE. THE AGENT CANNOT GUARANTEE THE ACCURACY OF THE DIMENSIONS AND APPLIANCES SHOWN HAVE NOT BEEN TESTED AND NO GUARANTEE AS TO THEIR OPERABILITY OR EFFICIENCY CAN BE GIVEN.

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Hawks are proud to present this spacious and immaculate three bedroom town house situated just moments away from The Grand Union Canal located on the Brentford Lock development.

The property consists of a large reception area with separate kitchen with integrated appliances.

Two bathrooms one of which is en-suite and one separate WC downstairs

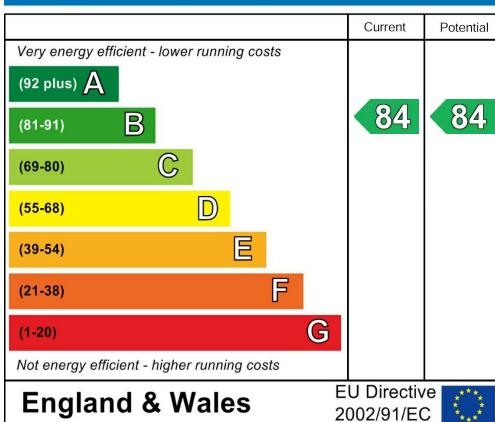
The property benefits from three double bedrooms with built in wardrobes

The property also comprises of a good sized private garden.

A wide range of amenities can be found along Brentford High Street.

The property is convenient for local bus routes and Brentford Main Line Station with connections to London Waterloo.

### Energy Efficiency Rating



*Hawks*

Hawks

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