



Willow Gardens, Hounslow, TW3 4JS
Guide Price £469,950

DBK
ESTATE AGENTS



SOLD BY DBK!

Available with NO ONWARD CHAIN comes this 1930s terrace property sited within this tranquil cul-de-sac.

The property comprises of three bedrooms, two reception rooms, a kitchen and family bathroom suite. In addition, the property benefits from a rear garden and off-street parking.

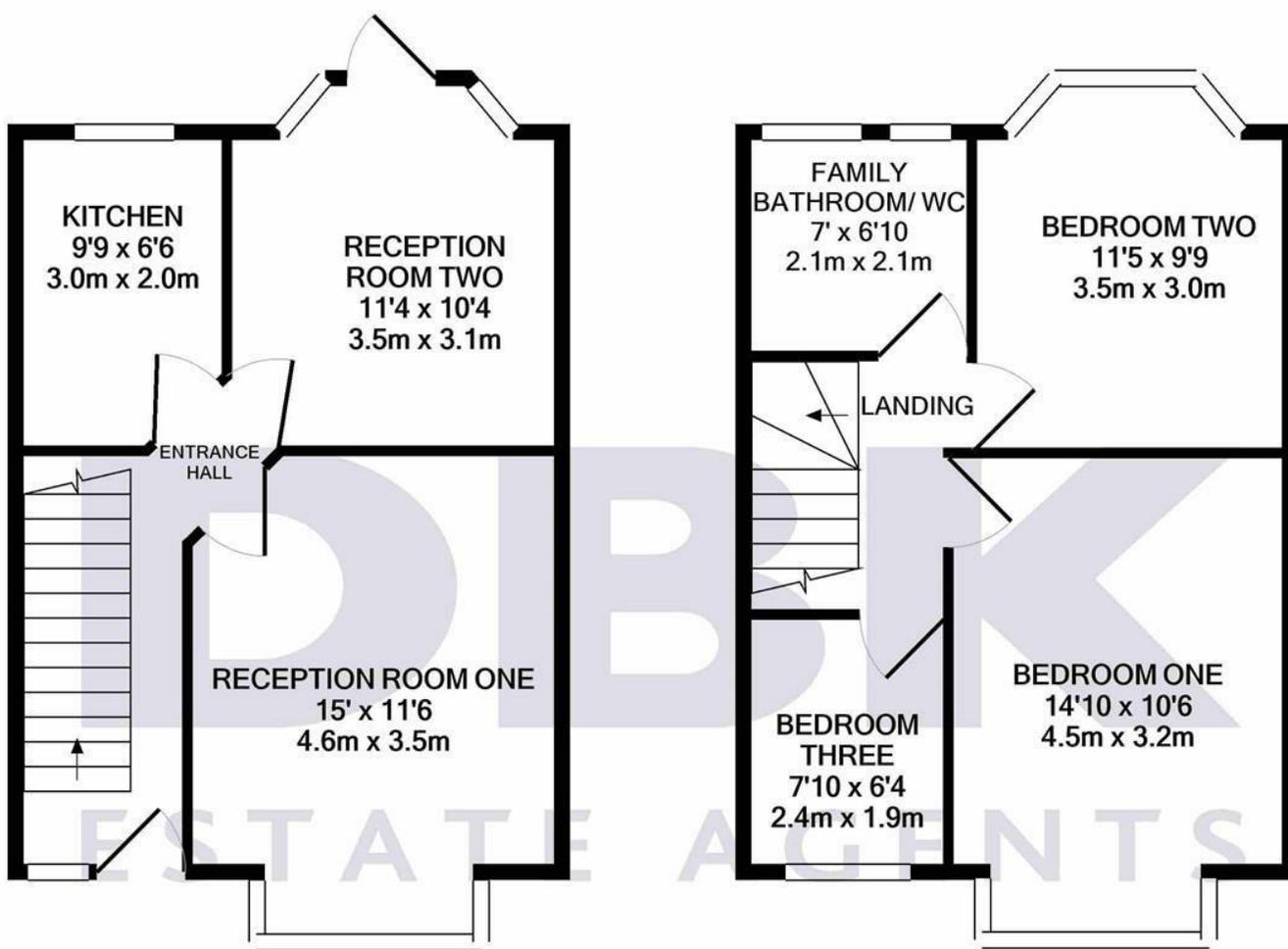
There is further scope for a loft conversion and single storey rear extension, subject to planning permission.

The property is situated within moments from Wellington Primary School as well as other reputable schools such as Lampton Academy. Bus links can be found towards Hounslow High Street, Brentford and Heathrow Airport including an array of local amenities within walking distance from the property. For those commuting to The City, residents have the choice between Hounslow West and Hounslow Central Underground Stations (serving Piccadilly Line). The A4/M4 and A30 also lay close by providing links into London and neighbouring towns.

Key Features

- No Onward Chain
- Terrace Property Circa 805 Sq.Ft
 - Three Bedrooms
 - Two Reception Rooms
 - Kitchen
 - Family Bathroom
 - Rear Garden
 - Off Street Parking
 - Scope for Development (stpp)
- Hounslow Central Station 0.5 miles





GROUND FLOOR
APPROX. FLOOR
AREA 403 SQ.FT.
(37.4 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 402 SQ.FT.
(37.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 805 SQ.FT. (74.8 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			90
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		63	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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			
England & Wales		EU Directive 2002/91/EC	