



Harlech Gardens, Heston, TW5 9PU
Guide Price £285,000

DBK
ESTATE AGENTS



Harlech Gardens, Heston, TW5 9PU

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Offered to the market chain free, this well-proportioned split-level apartment provides approximately 801 sq. ft. of bright and versatile accommodation.

Arranged over two floors, the property offers two double bedrooms, a generous reception room, a separate fitted kitchen and a family bathroom/WC and the added convenience of an additional separate WC.

Further advantages include ample parking available for both residents and visitors, together with well-maintained communal gardens providing attractive outdoor surroundings.

Sited on the borders of Heston and Cranford this property does not fall short of transport links to London Heathrow Airport, Hounslow West Underground Station (serving Piccadilly Line into Town) as well as Southall, Hayes & Harlington Overground Stations. Reputable schooling such as Cranford Community College just a stones throw away with the added bonus of Costco Superstore and Bulls Bridge 24hr Tesco.

Key Features

- Chain Free
- Split Level Apartment
- Two Double Bedrooms
 - Reception Room
 - Separate Kitchen
- Family Bathroom/ WC
 - Additional WC
- Ample Parking for Residents + Visitors
 - Communal Gardens
 - Circa 801 Sq.Ft



Lease

115 years remaining

Service Charge

Approx. £1,980 per annum

Ground Rent

£10.00 per annum

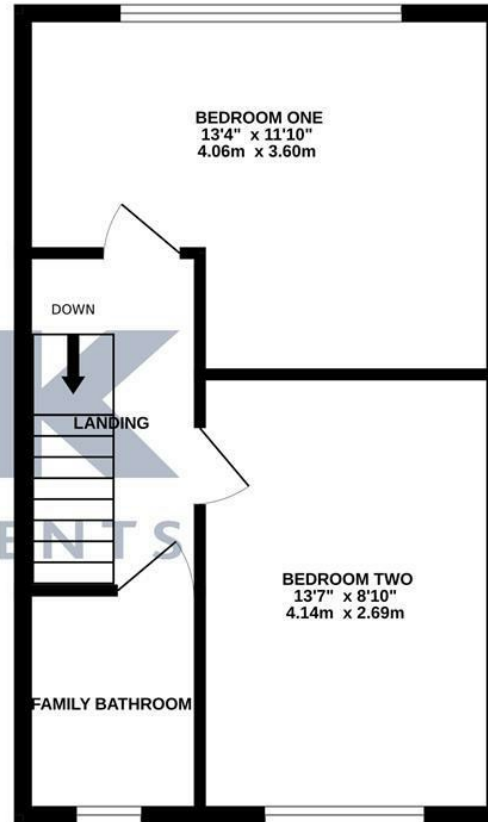
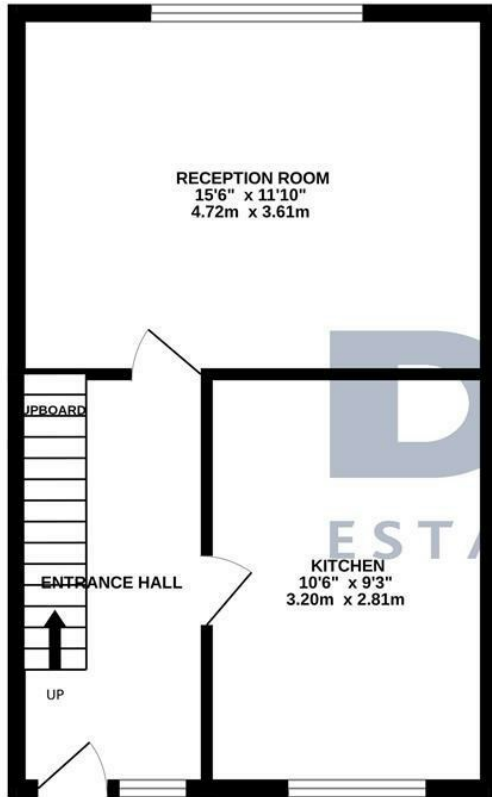
Parking

Communal car park - no permit required



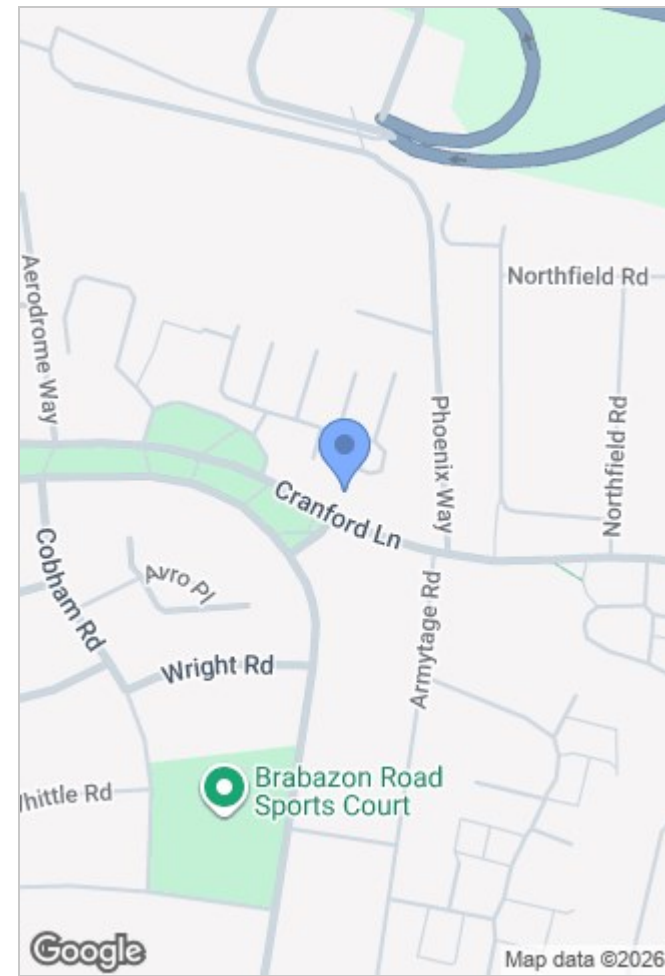
394 sq.ft. (36.6 sq.m.) approx.

407 sq.ft. (37.8 sq.m.) approx.



TOTAL FLOOR AREA : 801 sq.ft. (74.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		72	75
	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		

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