



Walnut Tree Road, Heston, TW5 0LR
Guide Price £575,000

DBK
ESTATE AGENTS



Offered to the market chain free, this attractive semi-detached home presents an excellent opportunity to extend or further develop (subject to the usual planning permissions).

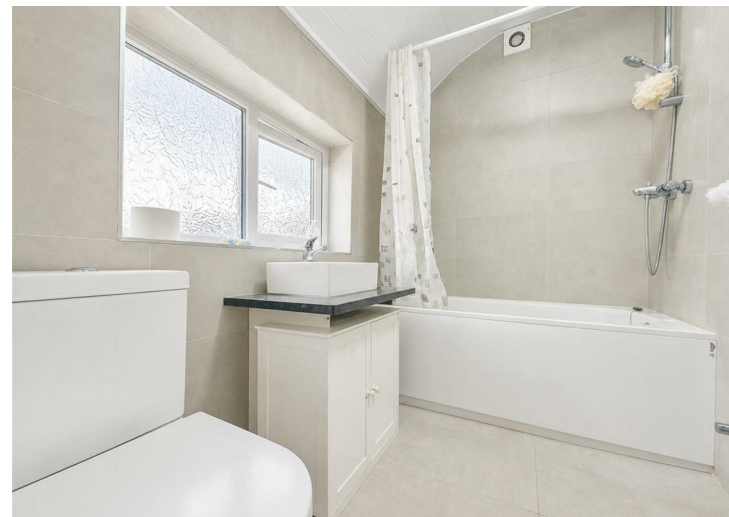
The ground floor features a spacious through lounge with ample natural light, alongside a separate kitchen overlooking the rear garden. Upstairs, there are three well-proportioned bedrooms and a modern family bathroom.

Externally, the property benefits from a lengthy rear garden with useful side access and to the front, there is a private garden and off-street parking.

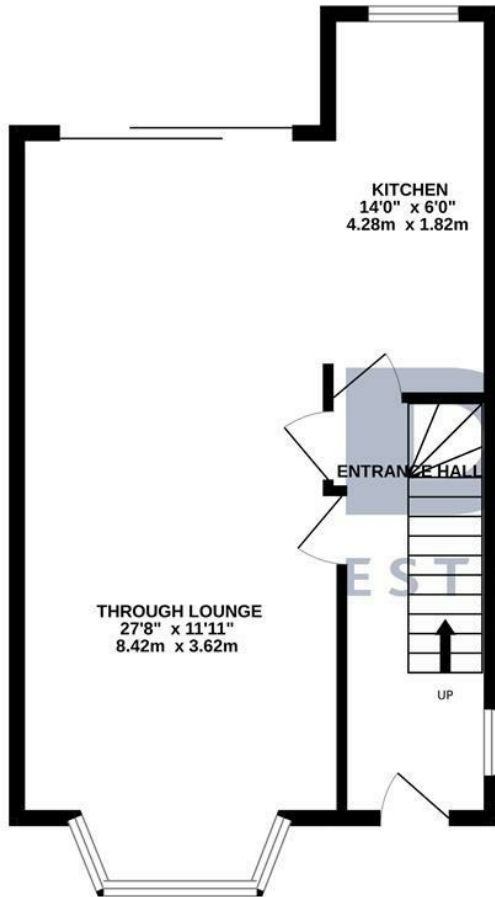
The property is sited within very close proximity to many local amenities and reputable schools including Westbrook Primary School as well as bus links towards Heathrow Airport and Hounslow Town Centre. In addition, for those working in The City, Osterley Underground Station is within a short distance which is served by the Piccadilly Line.

Key Features

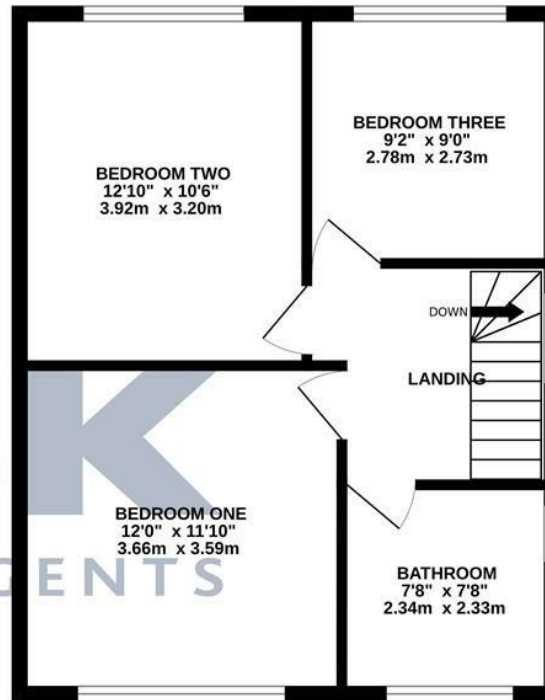
- Chain Free
- Scope for Development (stpp)
- Semi-Detached Property
 - Three Bedrooms
 - Through Lounge
 - Kitchen
 - Family Bathroom
- Lengthy Rear Garden with Side Access
- Front Garden with Off Street Parking
 - Circa 963 Sq.Ft



GROUND FLOOR
478 sq.ft. (44.4 sq.m.) approx.

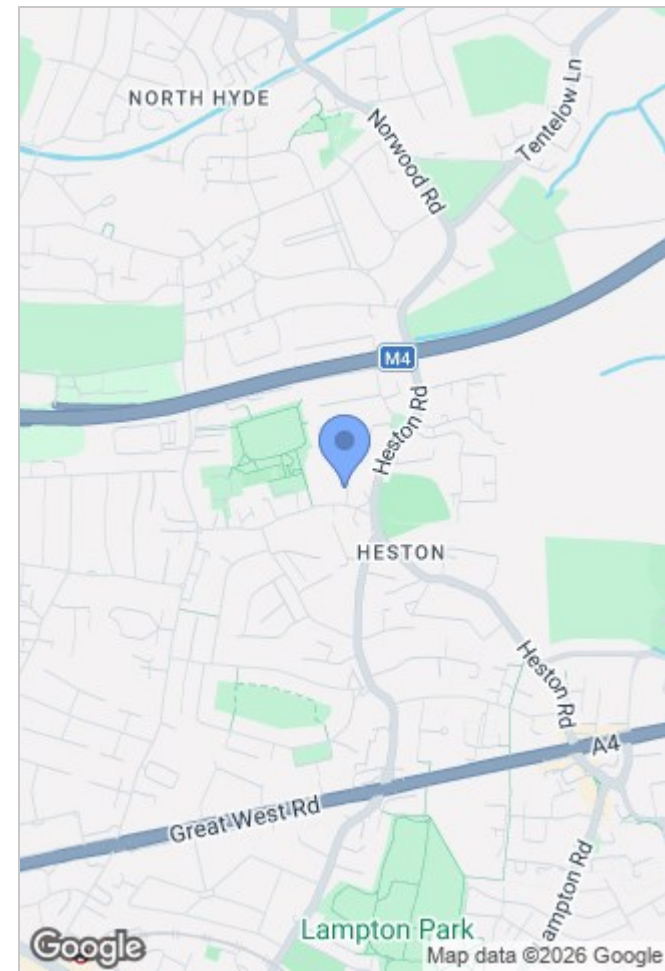


1ST FLOOR
485 sq.ft. (45.0 sq.m.) approx.



TOTAL FLOOR AREA : 963 sq.ft. (89.5 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			87
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		55	
(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			87
(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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