



Landelle Court, Heston, TW5 9LS
Guide Price £345,000

DBK
ESTATE AGENTS



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SOLD BY DBK!

Finished with a fashionable and attractive interior comes this impressive apartment sprawling circa 820 sq.ft with a private balcony offering scenic views, valid NHBC warranty and NO ONWARD CHAIN!

Accommodation consists of two double bedrooms (master with ensuite), a stylish kitchen with integrated appliances open plan to a large reception and dining area leading to the private rear balcony. Supplementary to this is an approximate 118 years lease, allocated parking, secure entry system, storage cupboard, gas central heating and double-glazed windows.

Suitably located within easy access to bus links towards Hounslow West Station, London Heathrow Airport and Hounslow Town Centre as well as being sited within walking distance to local reputable schools such Berkeley Academy and Cranford Community College. Well regarded local amenities can also be found within a short walk on Brabazon Road and leisure facilities on New Heston Road. For motorists the A4/ M4 are easily accessible connecting you to neighbouring towns.

Key Features

- Modern Development + No Onward Chain
- Circa 820 Sq.Ft + Valid New Build Warranty
 - Two Bedrooms (Master with Ensuite)
 - Chic Open Plan Kitchen with Reception Room
 - Stylish Family Bathroom
 - Private Balcony with Scenic Views
 - Allocated Parking + Ample Parking for Visitors
 - Approx. 118 Years Lease
 - Secure Entry System + Storage
 - Hounslow West Station 1 mile



Lease

118 years remaining

Service Charge

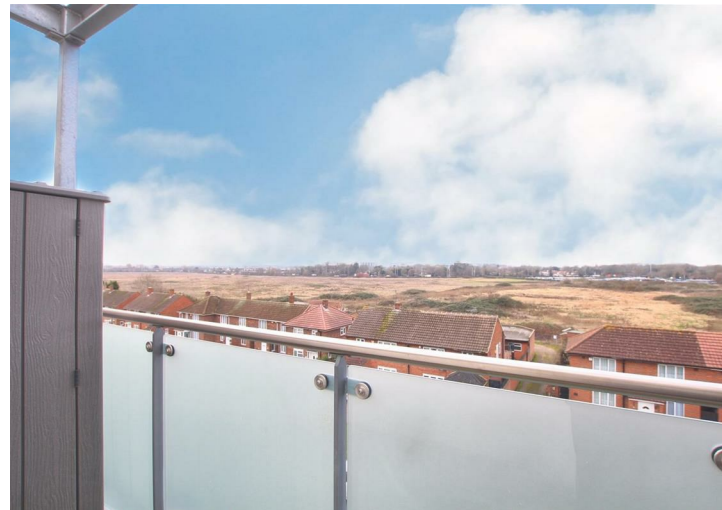
£113.00 per calendar month (includes buildings insurance)

Ground Rent

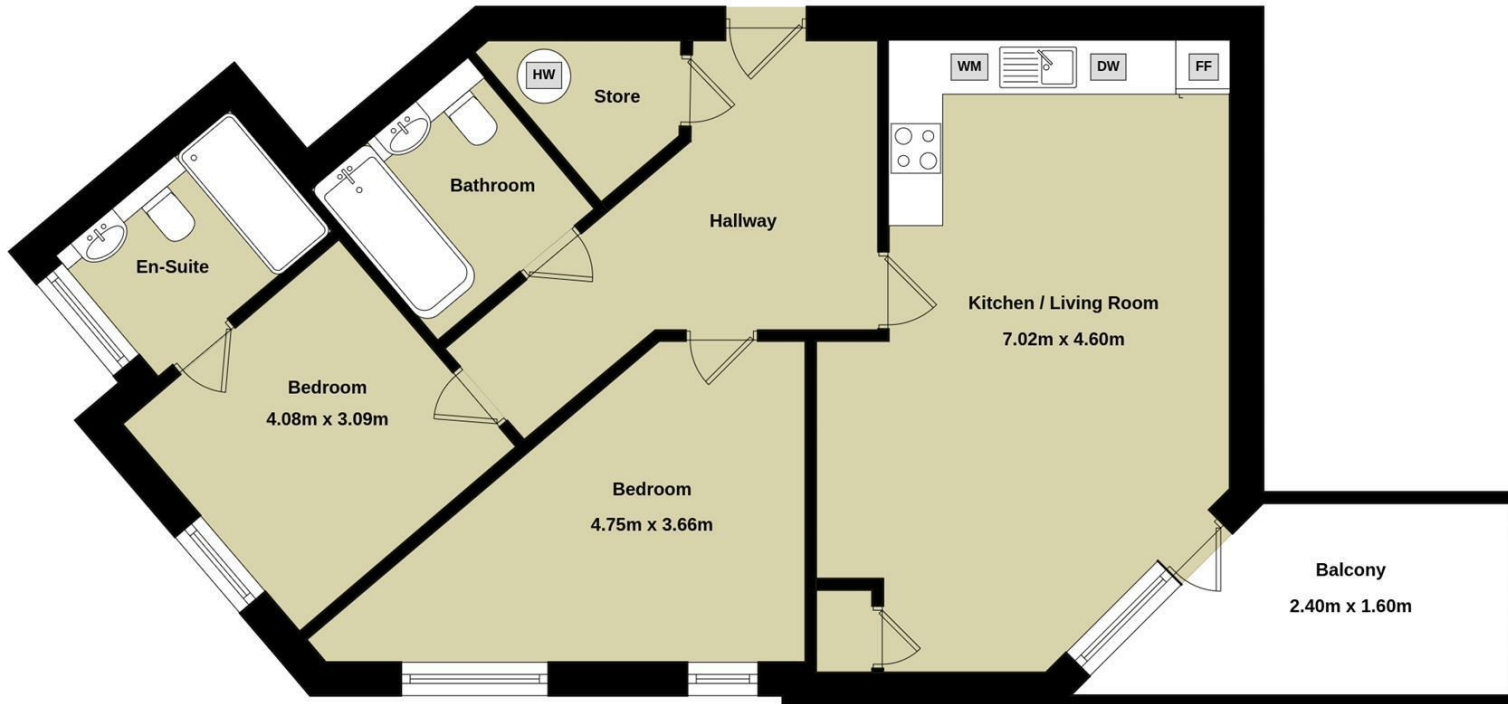
£300.00 per annum

Parking

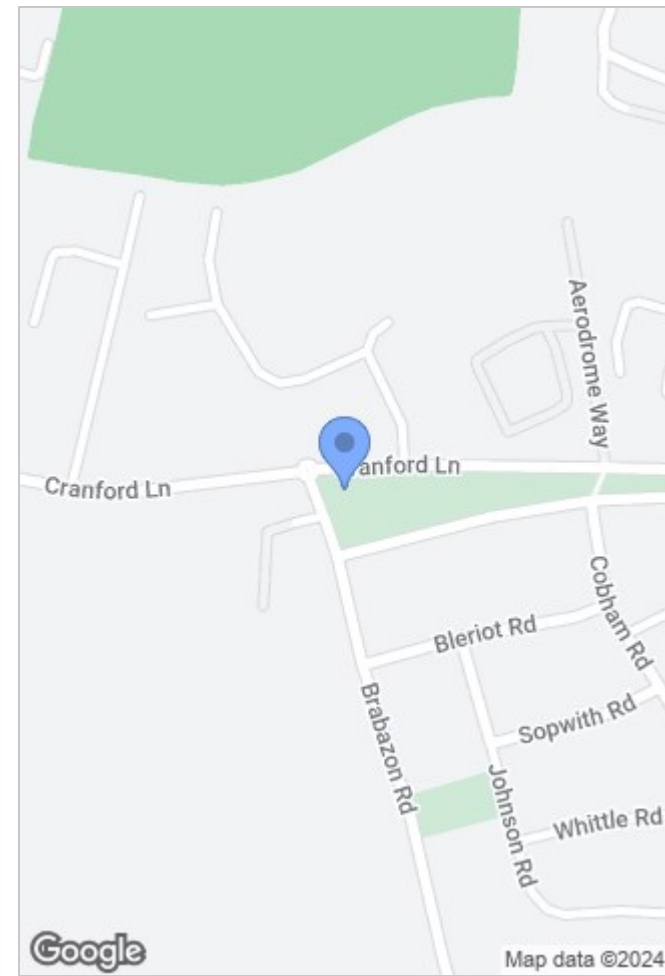
One allocated space



Approximate gross internal floor area : 76.2 sq m / 820 sq ft



For illustration purposes only. All measurements are approximate



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A		82	82
(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		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	