



West Way, Heston, TW5 0JF
Guide Price £460,000

DBK
ESTATE AGENTS



West Way, Heston, TW5 0JF

Guide Price £460,000

This stunning NEW BUILD detached home combines contemporary design with impeccable attention to detail, offering the perfect blend of style, comfort and convenience. Boasting high specifications throughout, this property is a shining example of modern living at its finest.

The home features two beautifully appointed bedrooms. The open-plan ground floor living space is a standout feature seamlessly blending living, dining and kitchen areas to create a spacious and light-filled environment. The breathtaking kitchen is equipped with state-of-the-art integrated appliances, making it as functional as it is stylish. The chic family bathroom and an additional ground-floor WC ensure practicality without compromising on elegance.

Outside, there's thoughtfully designed outdoor space, offering a private haven to unwind or entertain. This property comes with the peace of mind of a new build warranty, ensuring quality and reliability.

Set within walking distance to an ample array of local amenities. Reputable schools such as Westbrook Primary, Springwell Infant & Nursery and Heston Community School can all be found within a short walk as well as Lampton School a DfE Outstanding Academy. For those commuting into The City there are direct transport links to Osterley & Hounslow West Underground Stations serving Piccadilly Line as well as the A4 and M4 being a stone throw away from the property.



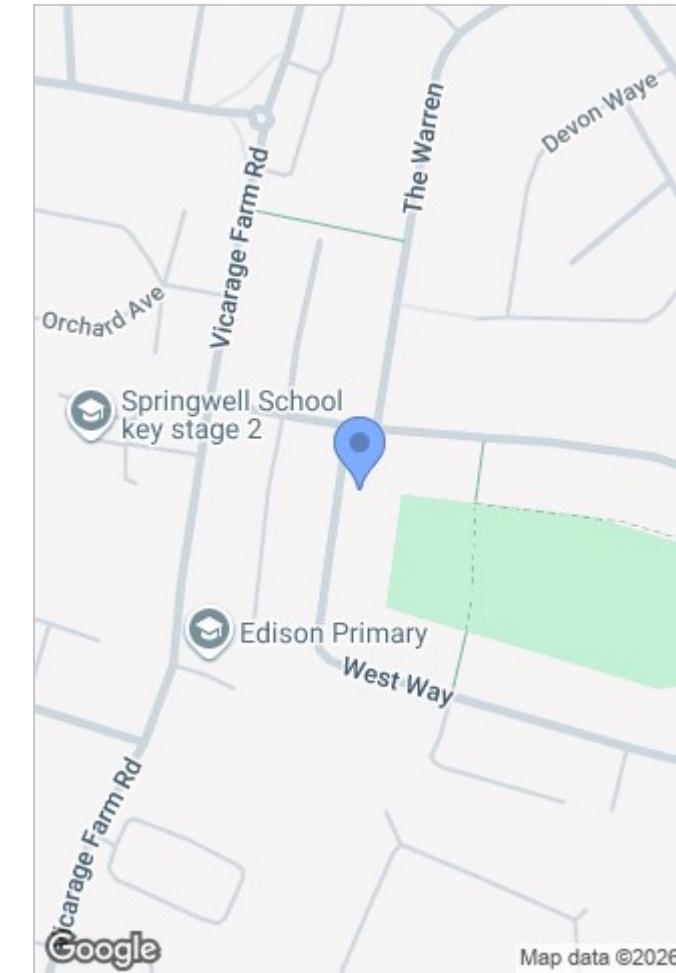
Key Features

- **New Build with New Build Warranty**
 - Detached Home
- **High Specifications Throughout**
 - Two Bedrooms
- **Open Plan Ground Floor Living Space**
- **Breathtaking Kitchen with Integrated Appliances**
 - Chic Family Bathroom/ WC
 - Additional WC on Ground Floor
 - Outside Space
 - Circa 797 Sq.ft



West Way Heston

Approximate Gross Internal Area
797 sq ft - 74 sq m



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			
EU Directive 2002/91/EC			
England & Wales			

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			
EU Directive 2002/91/EC			
England & Wales			