



Westwick Gardens, Hounslow, TW4 6LW

£475,000

ANOTHER SALE BY STAMFORDS! A three bedroom semi-detached family home situated in this popular residential location with easy access to Heathrow Airport, M4 motorway, local shops, schools and restaurants. The accommodation comprises a through lounge/diner, kitchen conservatory, on the first floor three generous size bedrooms, family bathroom and separate w.c. Benefits include driveway with hardstanding off street parking, mature rear garden and garage access via shared driveway.

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Entrance Hallway

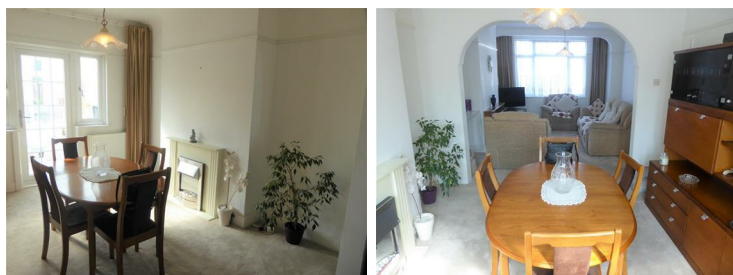
Radiator, side aspect double glazed window, understairs storage cupboard, stairs to first floor.

Through Lounge/Diner



Front aspect double glazed window, gas fire point, radiator, archway to...

Dining Room



Rear aspect double glazed window and double glazed door to conservatory, radiator, feature electric fireplace.

Kitchen



Single drainer stainless steel sink unit with mixer tap and cupboard below, further wall and floor mounted units, space for washing machine and fridge/freezer, wall mounted "Vaillant" boiler, part tiled walls, double glazed door to...

Conservatory



Rear aspect double glazed window and double glazed door to garden, radiator, power point.

First Floor Landing

Side aspect double glazed window, access to loft, doors to rooms.

Bedroom One



Front aspect double glazed window, radiator.

Bedroom Two



Rear aspect double glazed window, radiator, airing cupboard housing tank, radiator.

Bedroom Three



Front aspect double glazed window, radiator, power point.

Bathroom



Panel enclosed bath with wall mounted "Triton" shower unit, wash hand basin with vanity unit below, tiled walls, radiator, rear aspect double glazed window.

Separate W/C

Low level w.c, side aspect double glazed window.

Outside

Rear Garden



Concrete area with shrub borders, side access, rest laid to lawn area with mature shrub and flower borders, pathway leading to further area with fruit trees and mature shrub borders.

Garage

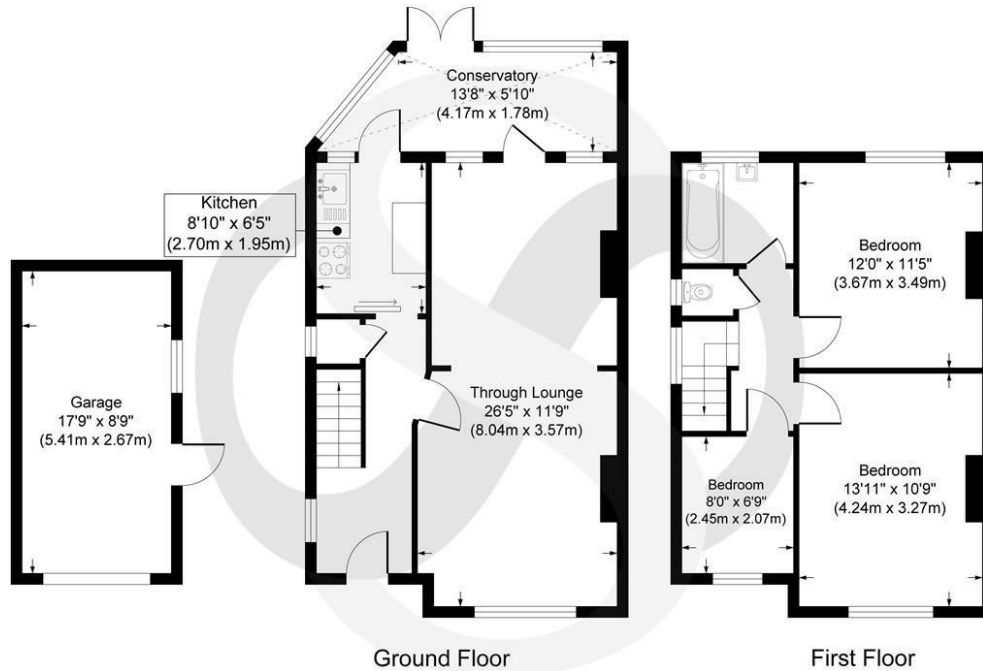
With up and over doors, accessed via shared driveway.

Front Garden

Driveway with off street parking.



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Approx. Gross Internal Floor Area 993 sq. ft / 92.30 sq. m (Excluding Garage)
 Approx. Gross Internal Garage Area 155 sq. ft / 14.44 sq.m

Illustration for identification purposes only, measurements are approximate, not to scale
 Produced by www.truinteriorphoto.com



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			88
(81-91) B			
(69-80) C			
(55-68) D		66	
(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			
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