

## 28 Bramley Close, Whitton, TW2 7EU



**Offers In Excess Of £350,000 Leasehold**



**LOCATED IN A SOUGHT AFTER POSITION CLOSE TO WHITTON HIGH STREET, THIS 2 BEDROOM GROUND FLOOR MAISONETTE IS OFFERED FOR SALE WITH NO ONWARD CHAIN. THIS IS A WELL CARED FOR PROPERTY WITH PLENTY OF SCOPE TO IMPROVE AND STYLE TO YOUR OWN TASTE. THE WINDOWS ARE DOUBLE GLAZED AND THERE IS GAS HEATING, PLUS A LOVELY PRIVATE GARDEN IDEAL FOR THOSE SUMMER EVENINGS.**

# 28 Bramley Close, Whitton, TW2 7EU

## FOR SALE:

A two bedroom ground floor maisonette located in this popular location offered for sale with no onward chain and with vacant possession. The interior has been well cared for with a modern fitted kitchen and bathroom, gas heating to radiators and double glazing. There are two bedrooms, a rear aspect living room and modern bathroom with white suite. The living room has the added benefit of having sliding patio doors overlooking and providing access to the private rear garden.

Outside: The property has the front garden, there is a storage cupboard in the porch area adjacent to the front door and there is side gated access to the well enclosed private rear garden which is approx 25ft long and has a useful storage shed with power.

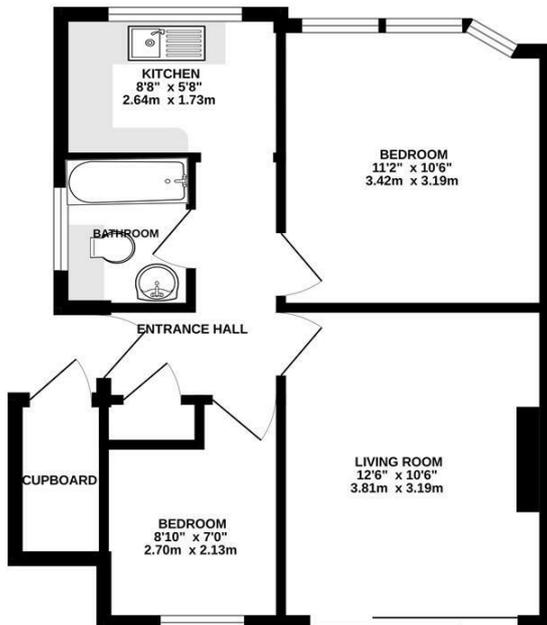
Lease details: 153 Years remaining. Ground Rent £0 Vendor is responsible for own maintenance.

## LOCATION:

Bramley Close is a small select cul-de-sac of maisonettes tucked away yet very convenient for Whitton town center, the High Street of which offers an excellent selection of small shops, independent and branded cafes plus smaller branded supermarkets. The railway station is at the top end of the High Street and provides a frequent service to Richmond and London Waterloo. The area is also well served by local schools and leisure facilities.



GROUND FLOOR  
453 sq.ft. (42.1 sq.m.) approx.



TOTAL FLOOR AREA - 453 sq.ft. (42.1 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.  
Made with Metropix (2020)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		78
(55-68) <b>D</b>	66	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

It is our aim to provide particulars that are both accurate and reliable but they are not guaranteed and would not form part of any offer or contract. Please contact us if you require clarification and we would be happy to assist. Please also note that the appliances and heating system have not been tested and therefore, no warranties can be given as to their condition.