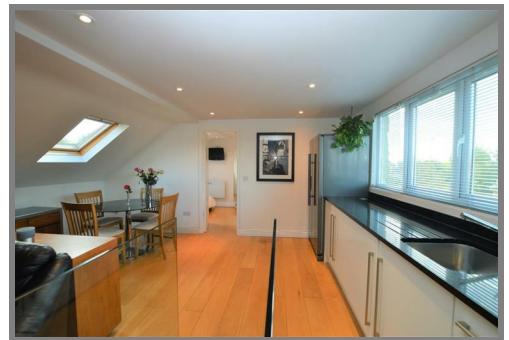


67a Hounslow Road, Whitton, Middlesex TW2 7HA



Asking Price £239,995 Leasehold



A STYLISH SECOND FLOOR CONVERSION APARTMENT WITH GREAT VIEWS TO THE FRONT AND REAR. THIS IMPRESSIVE ONE BEDROOM HOME IS WELL PRESENTED THROUGHOUT WITH A LARGE OPEN PLAN LIVING AREA BEING THE MAIN FOCAL POINT OF THE FLAT, THIS IS A GREAT SPACE AND WILL IDEALLY SUIT THE BUYER LOOKING FOR A WELL PRICED HOME CLOSE TO WHITTON TOWN CENTER.

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FOR SALE:

An impressive apartment ideal for the buyer looking for something a little different. This second (top) floor one bedroom home is conveniently positioned on the Hounslow road with both Whitton and Hounslow railway stations within walking distance. Whitton town center is a few minutes walk away and has an excellent selection of small independent shops, cafes and small supermarkets. There is also good storage for a home of this style with a large storage cupboard in the living area as well as one adjacent to the bedroom, which is also served by an en-suite shower room with wash hand basin and WC.

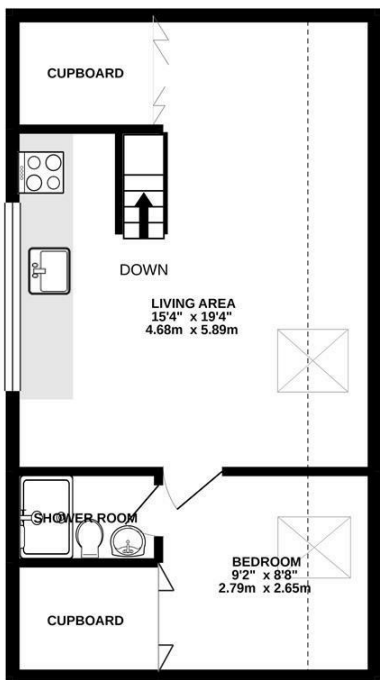
There is no onward chain with this property, so it is ready to move into, the rooms are of a good size for this style of home and the presentation of the interior has been well looked after. The living area is quite a feature with a "loft style" vibe and there is a good westerly aspect from the kitchen area window which also allows for a good distribution of light.

LOCATION:

No 67a is located just north of Whitton town center on the Hounslow Road, with St Peters church and green just opposite and the 281 bus route has a handy stop just outside. Both Whitton and Hounslow railway stations are within walking distance and the area is also well served by sports and leisure facilities as well as local schools.



SECOND FLOOR
427 sq.ft. (39.7 sq.m.) approx.



TOTAL FLOOR AREA: 427 sq.ft. (39.7 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 for any prospective purchase. 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		
(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		65	65
	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		

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.