



Laurel Gardens, Hounslow, TW4 6AQ
Guide Price £425,000

DBK
ESTATE AGENTS



Available with NO ONWARD CHAIN comes this terrace property situated on this quiet residential road and offering for the scope for development, subject to planning permission.

The property comprises of three/ four bedrooms, a reception room, a kitchen, a family bathroom suite and an additional WC on the ground floor.

The property further benefits from front and rear gardens, outdoor storage as well as on street parking.

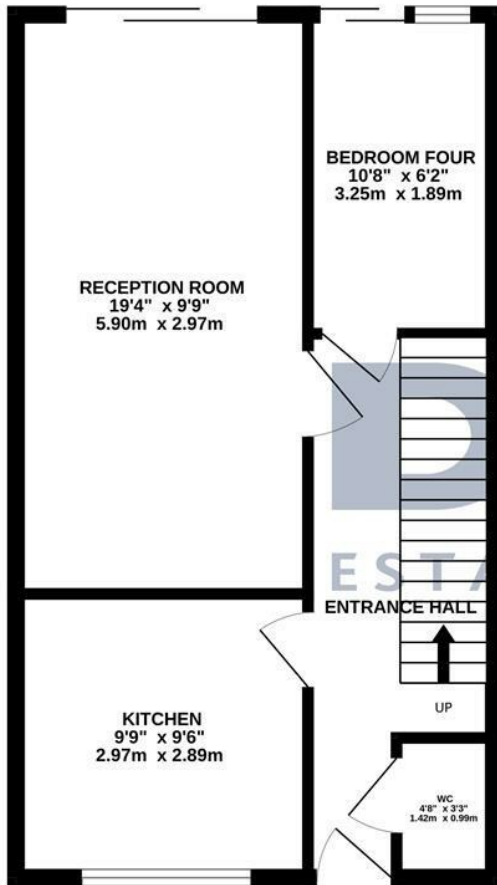
Appropriately sited within a short walk to the buzzing Hounslow West Bath Road this property does not lack amenities and transport links to London Heathrow Airport and Central London via Hounslow West Underground Station. The property also falls within the catchment for local reputable schools and for motorists the A4/ M4 can be found in a short drive.

Key Features

- No Onward Chain
- Terrace Property
- Three/ Four Bedrooms
 - Reception Room
 - Kitchen
- Family Bathroom/ WC
 - Cloakroom
- Front + Rear Gardens
- On Street Parking
- Walking Distance to Hounslow West Station



GROUND FLOOR
460 sq.ft. (42.7 sq.m.) approx.

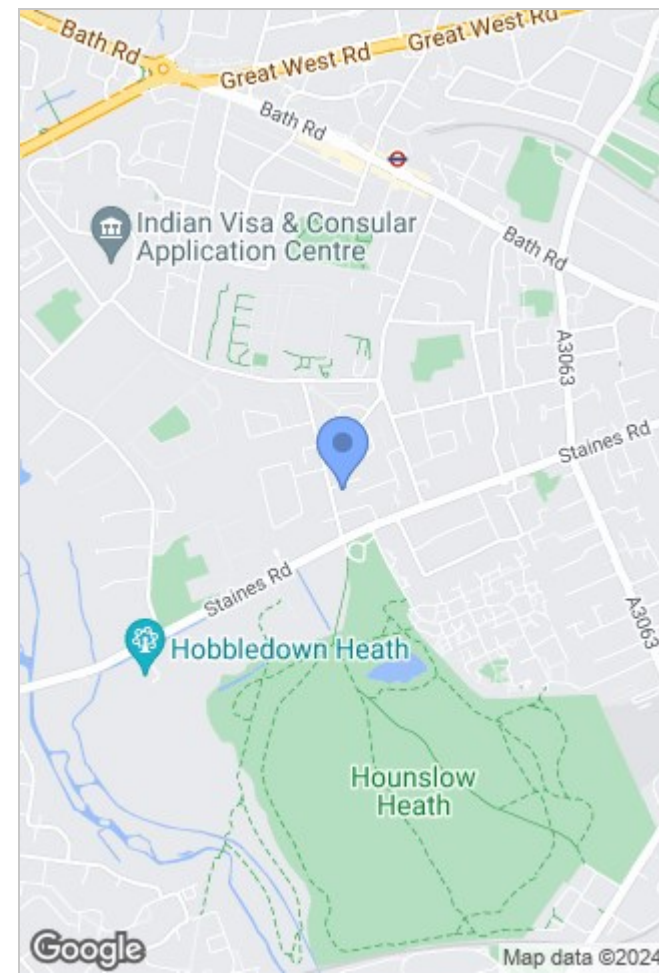


1ST FLOOR
460 sq.ft. (42.7 sq.m.) approx.



TOTAL FLOOR AREA : 920 sq.ft. (85.5 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.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			86
(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			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	