



Bulstrode Gardens, Hounslow, TW3 3AJ
Guide Price £549,950

DBK
ESTATE AGENTS



Introducing an exceptional property offering immense potential situated in a prominent location with No Onward Chain!

This property presents a blank canvas in need of modernisation accompanied by a wealth of development possibilities (subject to planning permission).

Comprising three bedrooms this residence offers ample space to create a personalised haven that reflects your unique style and preferences. The two reception rooms provide versatility and flexibility allowing for various living and entertaining arrangements to suit your lifestyle.

The kitchen awaiting a modern touch presents an exciting opportunity to design a tailored space and the family bathroom completes the accommodation.

The rear garden which provides a private oasis for relaxation and outdoor enjoyment. With side gated access and a front garden that holds potential for off-street parking as well as the side shared drive which further enhances the practicality and accessibility of the property.

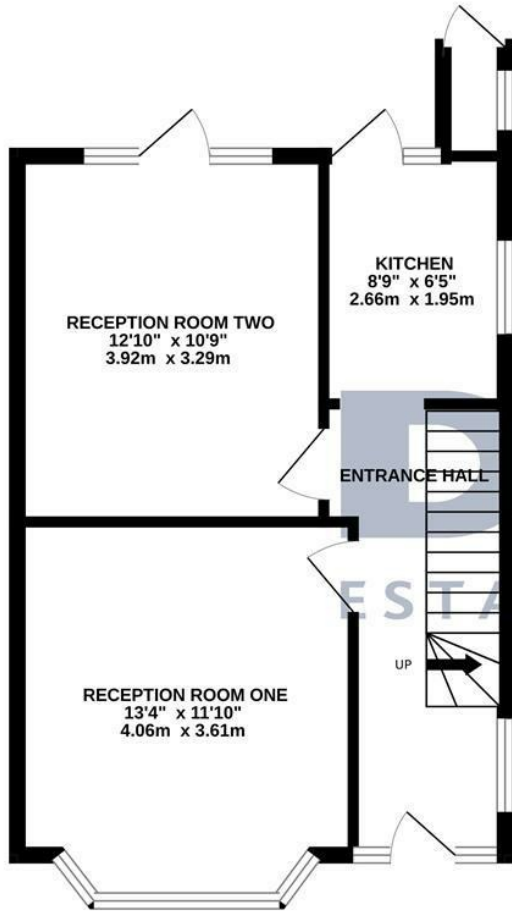
Sited on the renowned location this property is ideally located 0.3 miles from Hounslow Central Underground station serving Piccadilly Line for those commuting to The City in addition, to the forthcoming Crossrail Network offering a twenty-six minute commute to Canary Wharf. London Heathrow is only ten minutes by tube direct to Heathrow Central and Terminal Four and fourteen minutes to Terminal Five. With the M4 & M25 motorway also within close proximity to the property. Also just a stone's throw away from the property rests Hounslow High Street, boasting an ample array of local amenities ranging from supermarkets, gyms, beauty parlours, retail shops, bars and restaurants.

Key Features

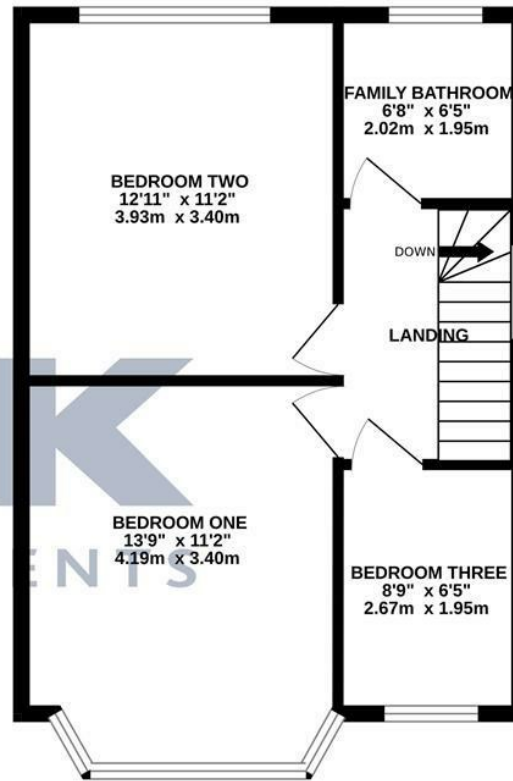
- **Prominent Location**
 - **No Onward Chain**
- **In Need of Modernisation**
- **Wealth of Development Opportunity (stpp)**
 - **Three Bedrooms**
 - **Two Reception Rooms**
 - **Kitchen**
 - **Family Bathroom**
 - **Rear Garden with Side Gated Access**
- **Front Garden with Potential for Off Street Parking + Side Shared Drive**



GROUND FLOOR
443 sq.ft. (41.2 sq.m.) approx.



1ST FLOOR
449 sq.ft. (41.7 sq.m.) approx.



TOTAL FLOOR AREA : 893 sq.ft. (82.9 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			87
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		65	
(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	