



Bennett Close, Hounslow, TW4 5AE
Guide Price £315,000

DBK
ESTATE AGENTS



Bennett Close, Hounslow, TW4 5AE

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A well-presented and spacious third floor apartment with No Onward Chain, located in a sought-after development. Spanning circa 722 sq.ft, this bright and airy property features two double bedrooms, including a master bedroom with en-suite, a modern open-plan reception room, and a fully integrated kitchen. The large reception area offers ample space for dining and relaxation, seamlessly opening onto a private balcony with pleasant views.

The apartment further benefits from a spacious family bathroom and ample storage throughout. Additional features include allocated parking, on-street parking options, and access to a communal cycling shed.

Situated nearby to Staines Road (TW4) the property is not short of local amenities and links into The Capital via Hounslow Overground & Underground Stations sited 0.9 miles from the property. There are also ample bus routes into Hounslow Town Centre, London Heathrow Airport and neighbouring towns as well as the A4/ A30 nearby for motorists. Local reputable schools include The Heathlands School and Hounslow Heath Junior School both scoring OUTSTANDING by OFSTED.

Key Features

- **Third Floor Apartment with No Onward Chain**
- **Spacious Two Bedroom Apartment (Master Bedroom with Ensuite)**
 - **Modern Open-Plan Living**
 - **Large Reception Room**
- **Kitchen with Integrated Appliances**
 - **Spacious Family Bathroom**
 - **Private Balcony**
- **Allocated Parking + On Street Parking Available + Communal Cycling Shed**
 - **Ample Storage Space**
 - **Circa 722 Sq.Ft**



Lease

131 years lease

Service Charge

£1,354.00 per annum includes buildings insurance

Ground Rent

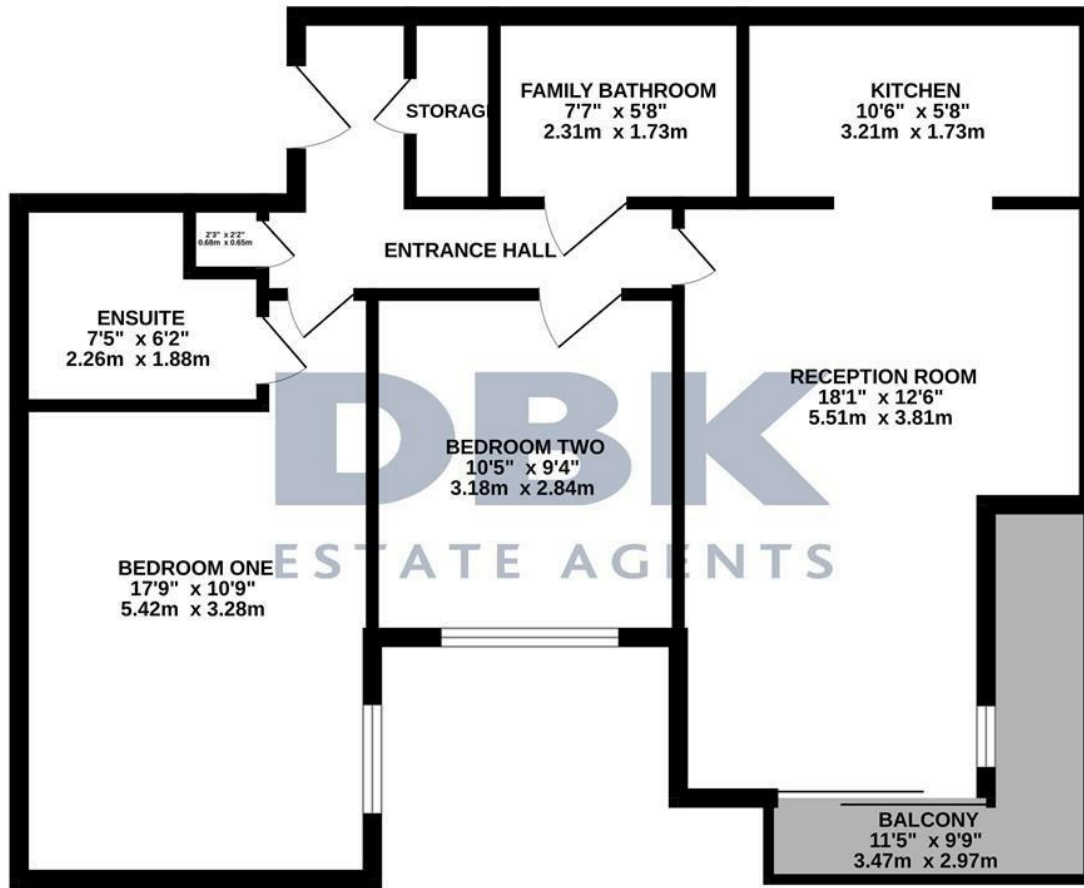
£169.50 per annum

Parking

One Allocated Parking Space and On Street Parking Available

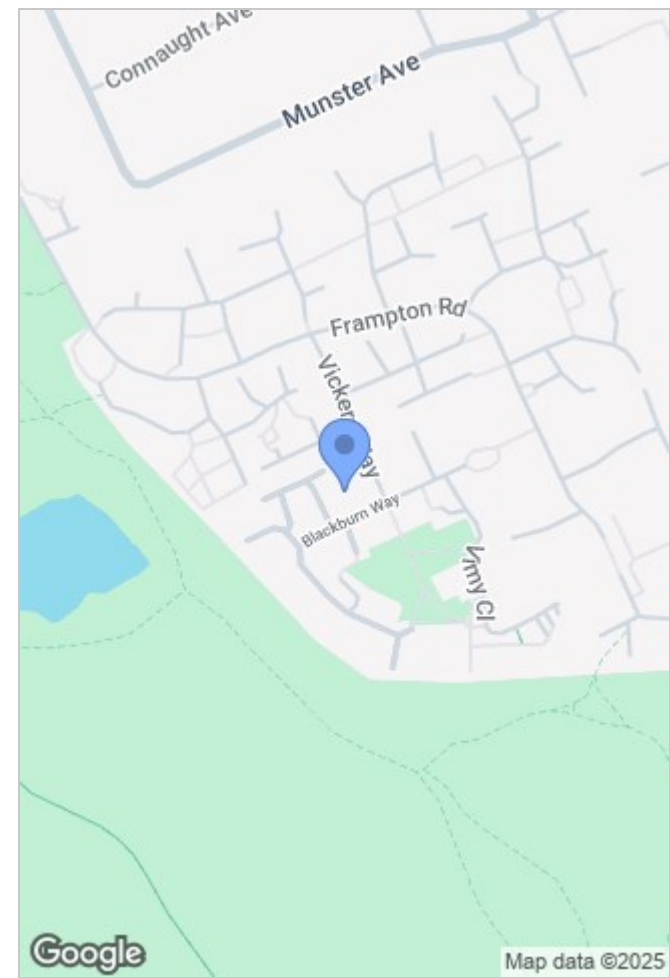


679 sq.ft. (63.1 sq.m.) approx.



TOTAL FLOOR AREA : 679 sq.ft. (63.1 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.
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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		74	81
	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not environmentally friendly - higher CO2 emissions</i>			
England & Wales			
	EU Directive 2002/91/EC		

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