



£680,000 Freehold

Bath Road, Hounslow, TW4

HMO!! Simple Estate Agents present to the market this 6 bed HMO located close to Hounslow West Station. The property benefits from off street parking, 6 beds, 3 bathrooms, good size kitchen and paved rear garden. The property is located close to Hounslow West Station, shops and bus stops. The property is currently let out to a company at £2800 pcm but can be made vacant as the property is now on a rolling contract. Give our sales team a call to arrange a time...

Bath Road, Hounslow, TW4



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		84
(81-91) B		
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC

Directions

UB3 3ES Coldharbour Ln, Hayes Take Pump Ln to The Pkwy/A312 4 min (1.0 mi)
Continue on The Pkwy/A312 to Hounslow 7 min (2.6 mi) Follow Bath Rd/A3006 to
your destination 1 min (0.3 mi) 369 Bath Rd Hounslow TW4 7RL

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92-100) A		84
(81-91) B		
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England, Scotland & Wales		EU Directive 2002/91/EC

General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalizing their offer to purchase. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS OR TENANTS. NEITHER SIMPLE ESTATE AGENTS NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY.