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**Queens Way, Hanworth Park TW13 7NP**

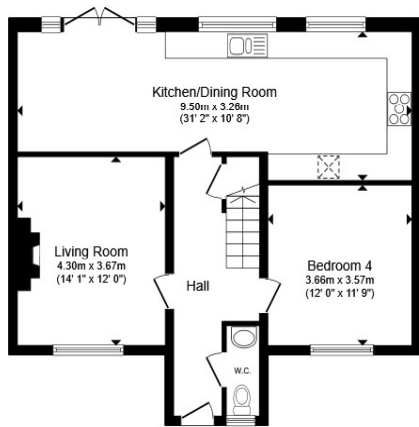


**welcome to**

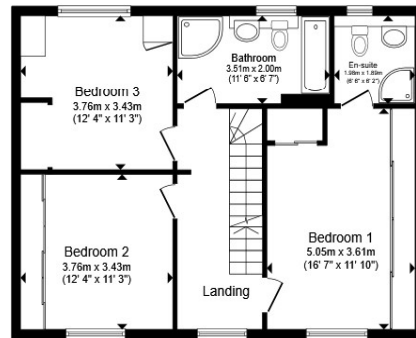
## **Queens Way, Hanworth Park**

Built in 2008, this spacious four-bedroom detached home offers flexible accommodation over three floors, a bespoke kitchen, landscaped garden, off-street parking and a prime position within the historic Hanworth Park development. Close to public transport and local schools.

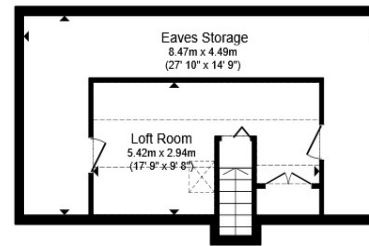




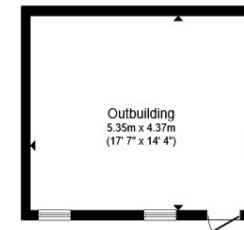
**Ground Floor**



**First Floor**



**Second Floor**



**Outbuilding**

**Total floor area 199.2 m<sup>2</sup> (2,144 sq.ft.) approx**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



This well-presented four-bedroom detached home was built in 2008 and is set within the prestigious and historically significant Hanworth Park development. The property provides generous and versatile accommodation ideal for modern family living.

The ground floor comprises a welcoming entrance hallway with cloakroom, a bright front reception room, a double bedroom and an impressive bespoke kitchen to the rear featuring ample storage, worktop space and French doors opening directly onto the landscaped rear garden.

The first floor offers three well-proportioned double bedrooms with fitted wardrobes, including a principal bedroom with en-suite shower room, along with a modern family bathroom. The loft room provides versatile additional space suitable for many options.

Externally, the property boasts a beautifully maintained rear garden with a large stone patio, lawn and mature borders, ideal for entertaining and family use, as well as a Wendy house for storage or play. Further benefits include off-street parking and excellent presentation throughout.

Hanworth Park is a highly regarded development with excellent road links via the A316 and M3, convenient public transport connections, easy access to Heathrow Airport and close proximity to Sunbury and Feltham town centres offering a wide range of shops and amenities.

welcome to

## Queens Way, Hanworth Park

- FOUR BEDROOM
- BUILT IN 2008
- LOFT ROOM
- BESPOKE KITCHEN
- PRINCIPAL BEDROOM
- LANDSCAPED REAR GARDEN
- OFF-STREET PARKING
- PRESTIGIOUS HANWORTH PARK LOCATION

Tenure: Freehold EPC Rating: C  
Council Tax Band: F

offers over  
**£800,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [barnardmarcus.co.uk/Property/FEL113214](https://barnardmarcus.co.uk/Property/FEL113214)



Property Ref:  
FEL113214 - 0002

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