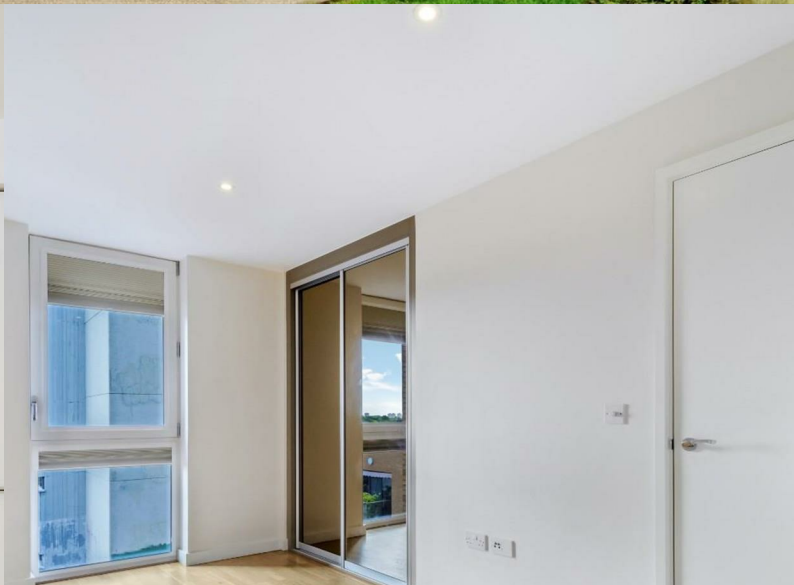


HUNTERS®

HERE TO GET *you* THERE



Baltic Avenue

Brentford, TW8 0FQ

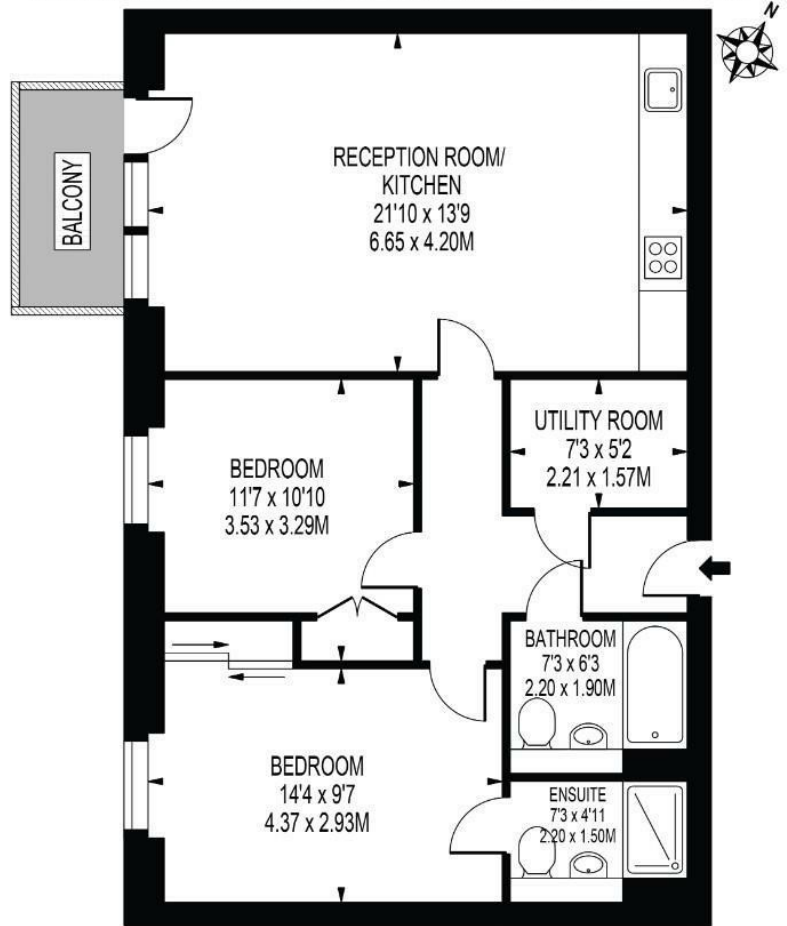
Offers In Excess Of £450,000





MYRTLE COURT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 773 SQ FT - 71.82 SQ M



FIFTH FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

Set within a fantastic modern development and moments away from the vibrant Brentford high street, this exquisite fifth-floor apartment offers a perfect blend of modern, contemporary living and entertaining space.

Boasting two spacious double bedrooms, this property is ideal for professionals, couples, or small families seeking a comfortable and stylish home.

The apartment is presented in immaculate condition, featuring a well-appointed open plan reception room with a fully integrated kitchen that invites natural light, creating a warm and welcoming atmosphere. The property includes two bathrooms, with the second bathroom serving as an ensuite to the master bedroom, ensuring privacy and comfort for all residents.

One of the standout features of this apartment is the underfloor heating, providing a cosy environment throughout the year. Additionally, residents will appreciate the secure bike storage, perfect for those who enjoy cycling, and the private balcony, which offers a delightful space to unwind and enjoy the views.

For those with vehicles, the property comes with allocated underground parking, adding an extra layer of convenience. The location is particularly advantageous, as it is within walking distance to Brentford station, making commuting to central London a breeze. Furthermore, Brentford high street is within close proximity, offering a variety of shops, cafes, and amenities to cater to your daily needs.

Families will also benefit from the excellent school catchment area, making this apartment a fantastic choice for those with children. In summary, this two-bedroom apartment on Baltic Avenue is a remarkable opportunity for anyone looking to enjoy modern living in a thriving community. Offered to the market with no chain, viewings are highly recommended.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING OR LETTING?** If you are thinking of selling or letting your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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