

**£699,950**

**Staines Road**

Feltham, TW14 9ED



## PROPERTY SUMMARY

**\*\*Open Day 12pm, Saturday 29th March\*\*** Call to register your place.

An impressive 4 bedroom detached home offering a perfect blend of space and comfort, ideal for family living. Spanning an expansive 1,964 square feet, the property boasts four generously sized bedrooms, including an ensuite bathroom attached to the main bedroom.

The house features two well-appointed reception rooms, providing ample space for entertaining. A large fitted kitchen with an additional utility room and ground floor w/c.

To the first floor are four well-prepositioned bedrooms, with an en-suite to the main bedroom, and an additional family bathroom suite.

This large family home constructed in the late 1920s, exudes character and charm, while also offering modern living conveniences. It is perfect for those seeking a spacious environment within easy reach to good transport links and local amenities.

4



3



2

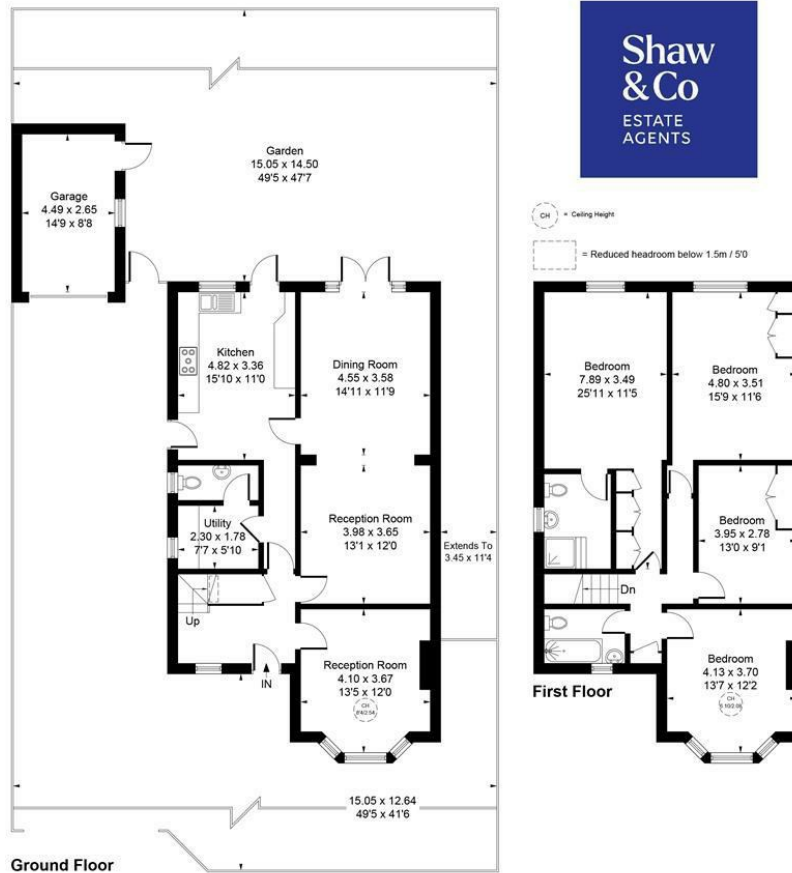








Approximate Gross Internal Area = 170.15 sq m / 1831 sq ft  
 Garage = 12.32 sq m / 133 sq ft  
 Total = 182.47 sq m / 1964 sq ft



Whilst every attempt has been made to ensure the accuracy of the floor plan 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.  
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## LOCAL AUTHORITY

Hounslow

## TENURE

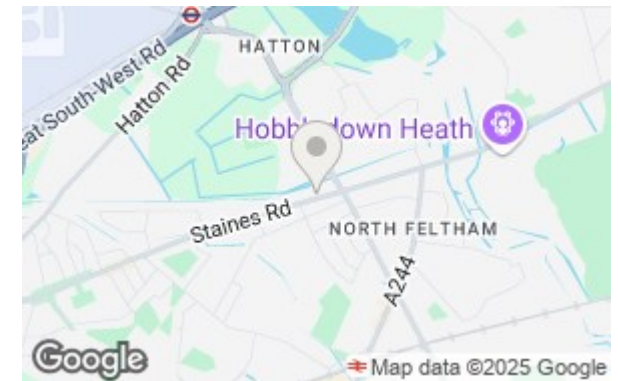
Freehold

## COUNCIL TAX BAND

## VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		82
(69-80) <b>C</b>		
(55-68) <b>D</b>	66	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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