



Set in the charming village of Harlington, this immaculately presented detached house on Chapel Close offers a perfect blend of modern living and quality finishes.

Set within a small modern development, this home is just a short walk from the local train station, making it an excellent choice for commuters. The sought-after village location offers a peaceful atmosphere while still being close to essential amenities.

This property is a true gem, combining modern comforts with a desirable setting. Do not miss the opportunity to make this beautiful house your new home. Available to rent (subject to satisfactory referencing) from mid-September 2025.

ENTRANCE HALL

Providing access to all ground floor accommodation with a double glazed Upvc door to the front aspect. Tiled floor. Radiator. Stairs rising to the first floor accommodation.

GROUND FLOOR CLOAKROOM

Fitted to comprise a low level w/c. Wash hand basin. Tiled floor. Double glazed side aspect window. Radiator.

LOUNGE

12'4 x 11'10 (3.76m x 3.61m)
A spacious front aspect room with a double glazed window to the front. Fitted carpet. Radiator. TV point and two telephone points.

KITCHEN AREA

19'5 x 9'3 (5.92m x 2.82m)
Semi open plan to the dining area the tastefully refitted kitchen area comprises a range of wall, drawer and base level units with work top surfaces. Inset 1 and a 1/2 sink unit. Integrated eye level double oven and 5 ring gas hob with an extractor hood over. Integrated fridge/freezer and dishwasher. Integrated washing machine/dryer. Breakfast bar. Cupboard housing the wall mounted gas boiler (serving all heating and hot water requirements). Tiled flooring. Part tiled walls. Radiator. Inset spotlights to ceiling. Under stairs storage cupboard.

DINING AREA

19'1 x 7'6 (5.82m x 2.29m)
Bright and spacious with a feature part glazed vaulted ceiling that brings a lot of natural light into the kitchen and dining areas. Double glazed sliding patio doors open out onto the rear garden. There is also a further double glazed window to the rear aspect, a radiator and a door leading into the garage.

FIRST FLOOR LANDING

Offering access to all first floor accommodation with a feature Velux window to the part vaulted ceiling. Hatch to the loft. Fitted carpet and storage Cupboard.

BEDROOM ONE

12'2 x 10'9 (3.71m x 3.28m)
Double glazed window to the rear aspect. Fitted carpet. Radiator.

BEDROOM TWO

12'2 x 10'7 (3.71m x 3.23m)
Double glazed window to the front aspect. Fitted carpet. Radiator.

BEDROOM THREE

9'1 x 6'8 (2.77m x 2.03m)
Double glazed window to the front aspect. Fitted carpet. Radiator. TV point.

FAMILY BATHROOM

8'2 x 4'9 (2.49m x 1.45m)
A modern bathroom comprising a white suite of panelled bath with a mains fed shower over and glass shower screen. Pedestal wash hand basin. Low level

w/c. Tiled walls Double glazed window to the rear aspect. Heated towel rail. Inset spot lights to the ceiling.

TO THE FRONT

A small front garden and a driveway providing off road parking and access to the garage.

SINGLE GARAGE

Located to the side of the property with an up and over front door and a further personal door providing access to and from the dining area.

REAR GARDEN

A "Southwest" facing private, enclosed and well presented rear garden with boundary fencing. Raised beds, a small patio area with the remainder being laid to lawn.

VIEWING

By appointment through Bradshaws.

REFERENCING

All tenancies are subject to satisfactory referencing.

DISCLAIMER

These details have been prepared by Warren Lightfoot and the statements contained therein represent his honest personal opinions on the condition of this home. No type of survey has been carried out and therefore no guarantee can be provided in the structure, fixtures and fittings, or services. Where heating systems, gas water or electric appliances are installed. We would like to point out that their working conditions has not been checked. Measurements are taken with Sonic or cloth tape and should not be relied upon for the ordering of carpets or associated goods as accuracy cannot be guaranteed (although they are with a 3" differential.)

