

Emanuel Drive Hampton



£574,950 Freehold

- Wonderful, detached bungalow
- Through reception room
- Bathroom and W.C.
- Garage and off-street parking
- Offered for sale with no chain
- Two double bedrooms
- Kitchen breakfast room
- Lovely private rear garden
- Quiet, secluded position
- Amenities and green spaces nearby

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Emanuel Drive, Hampton, Middlesex TW12 3EL

A wonderful and spacious detached bungalow with two double bedrooms, lovely private rear garden, garage, off-street parking, and offered for sale with no chain. Tucked away in a quiet location the property is one of three secluded and well-located bungalows which is accessed via a gated entrance. The green spaces of Hampton Common, bus services, local amenities and Sainsburys supermarket, are all close by. Hampton Village with its railway station, cafes, bars, restaurants, village green and Waitrose supermarket, are all nearby.

An entrance hallway has access to loft space and two built-in storage cupboards, one with coats storage and the other with shelving, and doors to all rooms. The through reception room is garden facing and has ample space for separate sitting and dining reception areas. There is a character feature fireplace, double-glazed window, and double-glazed patio doors to the garden. The kitchen breakfast room has a range of fitted units, integrated double oven, four ring hob, extractor fan, and space for further appliances. There is space for a breakfast table and chairs, sink unit, and views of the garden via a double-glazed window. A utility room has a further sink unit, space and plumbing for a washing machine, space for a fridge freezer, and wall mounted gas central heating boiler. There is a double-glazed window, and doors to the garage and side path. The bathroom and W.C have a bath, pedestal wash hand basin, radiator, shaver point, and double-glazed frosted window. Both bedrooms are good sized double rooms.

Outside a gated driveway provides off-street parking and leads to the attached garage with an up and over door, power, light, and the gas and electric meters. Secure pedestrian side access leads the lovely private rear garden with patio and lawned areas. There are tree, flower, and shrub borders, shed, lighting and a tap.





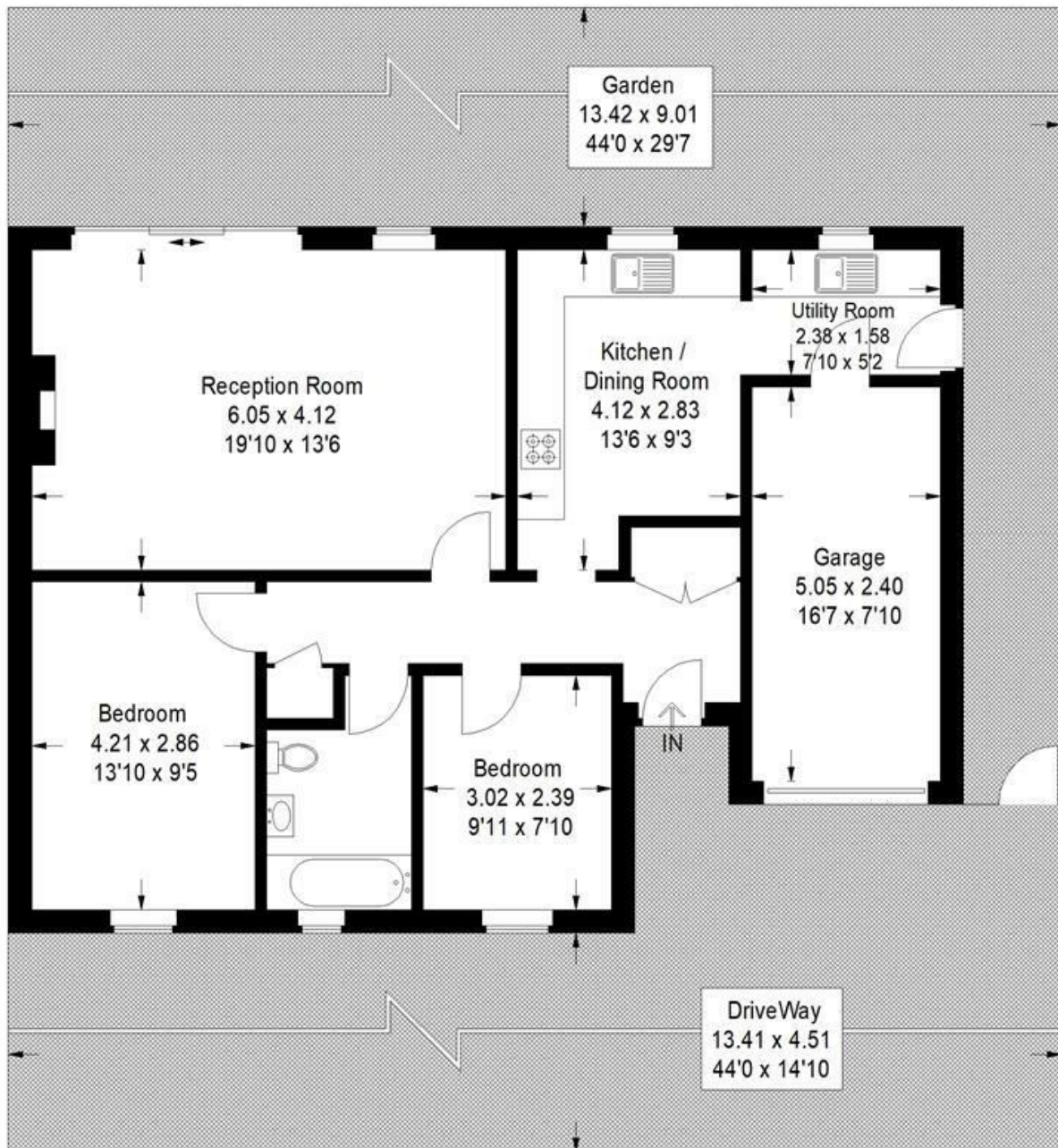
Emanuel Drive

Approximate Gross Internal Area

77.1 sq m / 830 sq ft

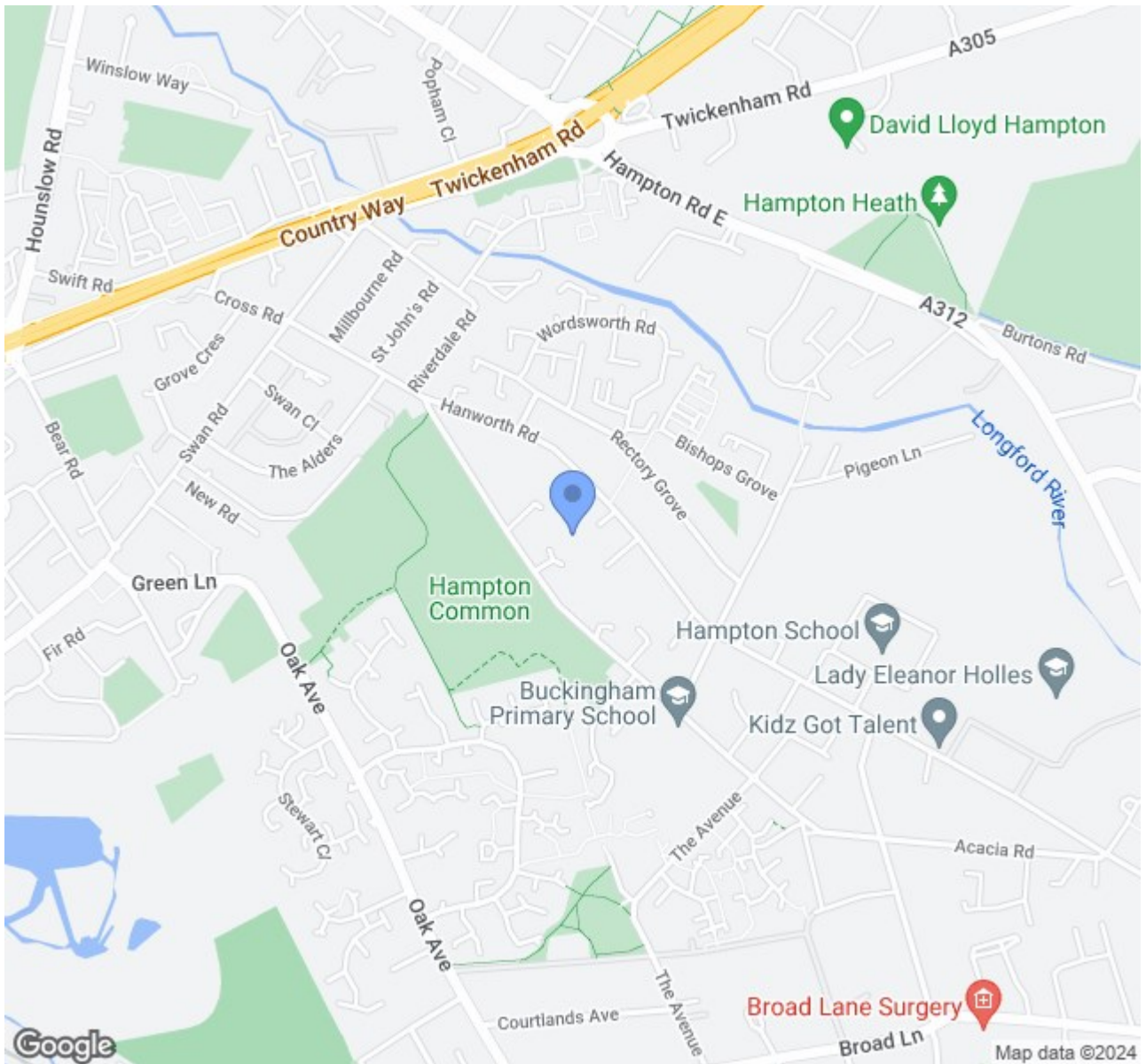
Garage = 12.3 sq m / 132 sq ft

Total = 89.4 sq m / 962 sq ft



Ground Floor
830 sq ft / 77.1 sq m

Illustration for identification purposes only, measurements are approximate,
not to scale. floorplansUsketch.com © (ID1066012)



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	78
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
61	
England & Wales	EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	78
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
61	
England & Wales	EU Directive 2002/91/EC

All descriptions, dimensions, areas, references to condition and necessary permissions for use and occupation and other details, including services, are given in good faith and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them