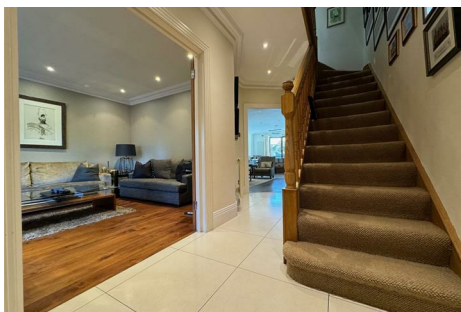




Parkfields

Estates



Tentelow Lane , Southall, UB2 4LW

A UNIQUE OPPORTUNITY TO ACQUIRE THIS DOUBLE FRONTED SEMI DETACHED RESIDENCE ON THE EVER POPULAR TENTELOW LANE.

The Vendor's have spared little expense in updating their family home with plenty of accommodation to suit the modern family.

At the heart of the home, a welcoming ENTRANCE HALL leading onto the PRINCIPLE RECEPTION, HOME OFFICE/BEDROOM 5, GROUND FLOOR SHOWER/WC, OPEN PLAN LOUNGE / DINING AREA, GERMAN ENGINEERED KITCHEN (WITH MIELE APPLIANCES), UTILITY ROOM, THREE DOUBLE BEDROOMS (ONE WITH EN SUITE), FAMILY BATHROOM/WC, SECOND FLOOR FOURTH BEDROOM WITH FURTHER EN-SUITE. Situated on a generous plot with an approximate 70FT front Garden, allowing to park approximately six vehicles, substantial REAR MATURE GARDEN measuring 101.7 FT, offering a LARGE GYM/STORE with FURTHER SHOWER/WC all in 2652.98 SQFT. Bonus features include; INFERRED BURGLER ALARM, 8HD 4K IP CAMERAS, FIRE ALARM AND CAT 5 CABING.

Asking Price £1,299,950

145 Tentelow Lane

, Southall, UB2 4LW



- SUBSTANTIAL DOUBLE FRONTED SEMI • RARE OPPORTUNITY
- MIELE APPLIANCES
- HIGH STANDARD FINISH
- POPULAR TENTELOW LANE LOCATION
- DOUBLE SIZE ROOMS
- GENEROUS FAMILY ACCOMMODATION
- MATURE REAR GARDEN OF 101 FT
- GERMAN ENGINEERED KITCHEN
- 70 FT FRONT GARDEN (PARKING FOR 5/6 CARS)



Directions



Floor Plan



Total Gross Internal Area (Including Garden Store/Gym)
 2652.98 sq. ft.
 (246.47 sq. m)

Total Gross Internal Area (Excluding Garden Store/Gym)
 2260.74 sq. ft.
 (210.03 sq. m)

Tentelow Lane, Southall, UB2

Illustration for identification purposes only, measurements are approximate, not to scale.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | 73 | 81 |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |