

DRYDEN AVENUE, HANWELL



£685,000

Situated just minutes from shops, highly regarded schools and the fast Elizabeth line, Tuffin & Wren are delighted to offer this appealing semi-detached home for sale. Set over an unusually large plot, the property offers excellent potential to extend into the loft, to the rear and/or the side (subject to the usual consents of course) and therefore, represents a very rare opportunity to create a larger home to your own specifications, perhaps for an extended family? Call now and make an appointment to see this potential gem for yourself!

TUFFIN & WREN

Independent Estate Agents



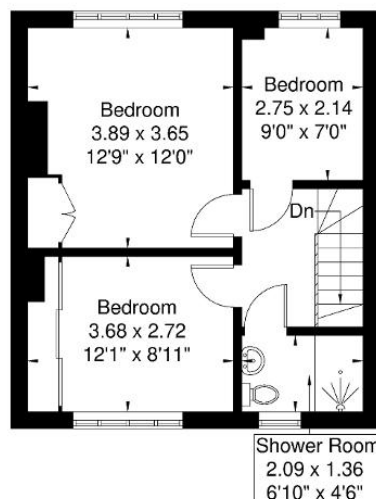
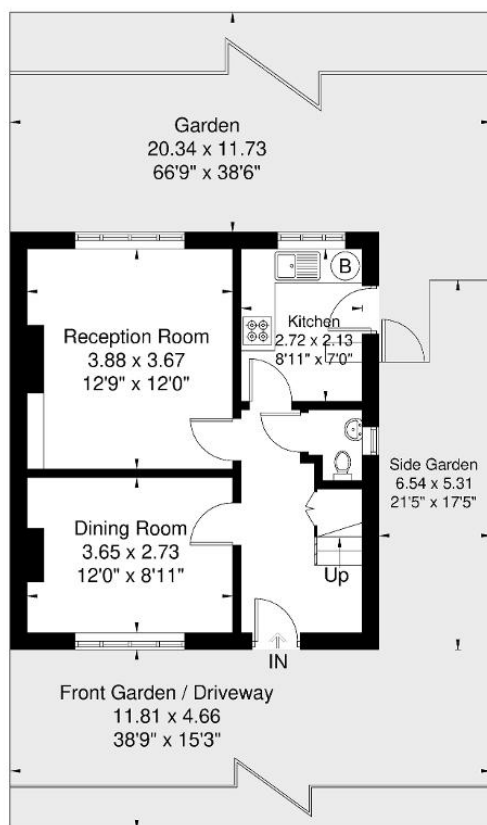
Further Information

For more details please call us on **020 8840 0993** or send an email to homes@tuffin-wren.co.uk.

Please note it is not our company policy to test services, heating systems and domestic appliances, therefore we cannot verify that they are in working order. Prospective purchasers are advised to obtain verification from their solicitors and/or surveyors.

Dryden Avenue

Approximate Gross Internal Area = 81 sq m / 470 sq ft



Although every attempt has been made to ensure accuracy, all measurements are approximate.
The floorplan is for illustrative purposes only and not to scale.
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		