



## Browning Avenue, W7 £625,000

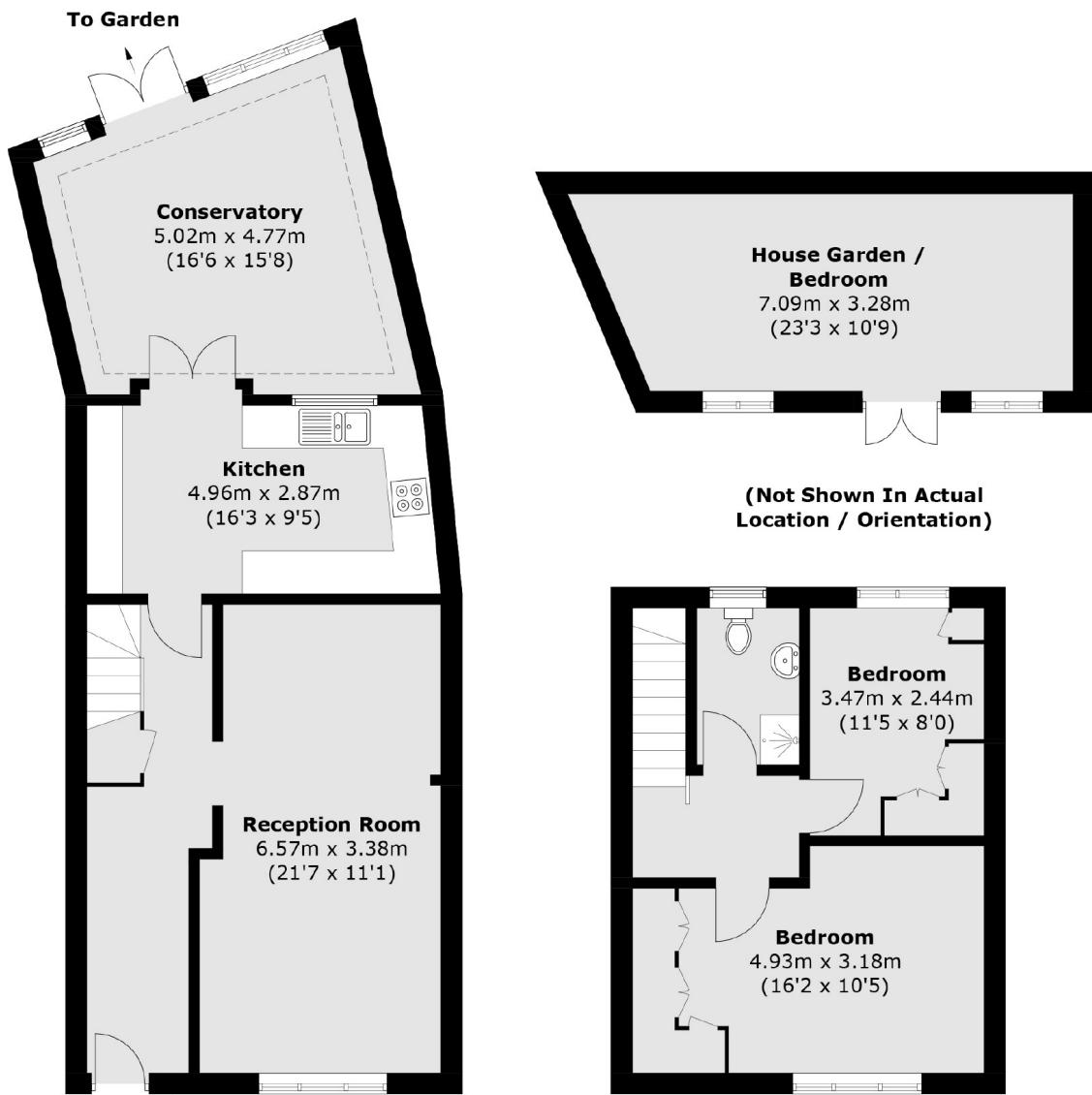
A rare opportunity to acquire a mid-terraced family home in the desirable Hanwell area with no onward chain. This two bedroom property is in need of modernisation throughout, it is an ideal first family home with potential to extend in to the loft. It features a spacious conservatory, a separate kitchen, and a garden room providing ample space for comfortable family living

### Features

Two Bedrooms  
Modernisation Required  
No Onward Chain  
Garden Room  
Extension Potential  
Close To Schools

Centrally located with access to local schools of Hobbayne Primary and Drayton Manor. There is easy access to the shops of Greenford Avenue along with Hanwell station with the Elizabeth Line taking you across town, and National Rail services.

# Browning Avenue, London, W7



## Ground Floor

Total area (approx.): 98.3 sq. m (1,058.1 sq. ft)  
Outbuilding: 18.2 sq. m (195.9 sq. ft)

## First Floor

Energy Rating: C. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.

# Dexters

Ealing  
2 New Ealing Broadway  
London  
W5 2NU  
Sales  
020 8810 0909

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