



**Oakley Close, Isleworth, TW7 4HZ**  
**Guide Price £339,950**

**DBK**  
ESTATE AGENTS



## Oakley Close, Isleworth, TW7 4HZ

### Guide Price £339,950

Offered to the market with NO ONWARD CHAIN and an exceptionally long lease of approximately 985 years remaining.

The property offers well-proportioned accommodation throughout featuring two comfortable bedrooms, a generous reception room, a separate modern kitchen and a chic family bathroom suite which completes the internal accommodation.

Further benefits include a secure entry system, residents' parking (vehicle registration required) and access to well-maintained communal gardens, providing pleasant outdoor space for residents to enjoy.

This property is sited within walking distance to excellent nearby transport links such as Osterley Underground Station (0.3 miles) connecting commuters to The City as well as Isleworth Overground Station providing links into London Waterloo within 25 minutes. There are also local bus links providing transport to neighbouring towns. For motorists the A4/M4 can be found within proximity. Reputable schools include Ashton Private School sited on Eversley Crescent, Oaklands School, Nishkam School and Lampton Academy all scoring OUTSTANDING by OFSTED.

## Key Features

- **No Onward Chain + 985 Years Lease Remaining**
- **Spacious Second Floor Apartment**
  - **Two Bedrooms**
  - **Large Reception Room**
  - **Separate Modern Kitchen**
  - **Chic Family Bathroom Suite**
    - **Communal Gardens**
- **Residents Parking (Vehicle Registration Required)**
  - **Secure Entry System**
- **Walking Distance to Osterley Station + Isleworth Station**



### Lease

985 years remaining

### Service Charge

£1,654.00 per annum

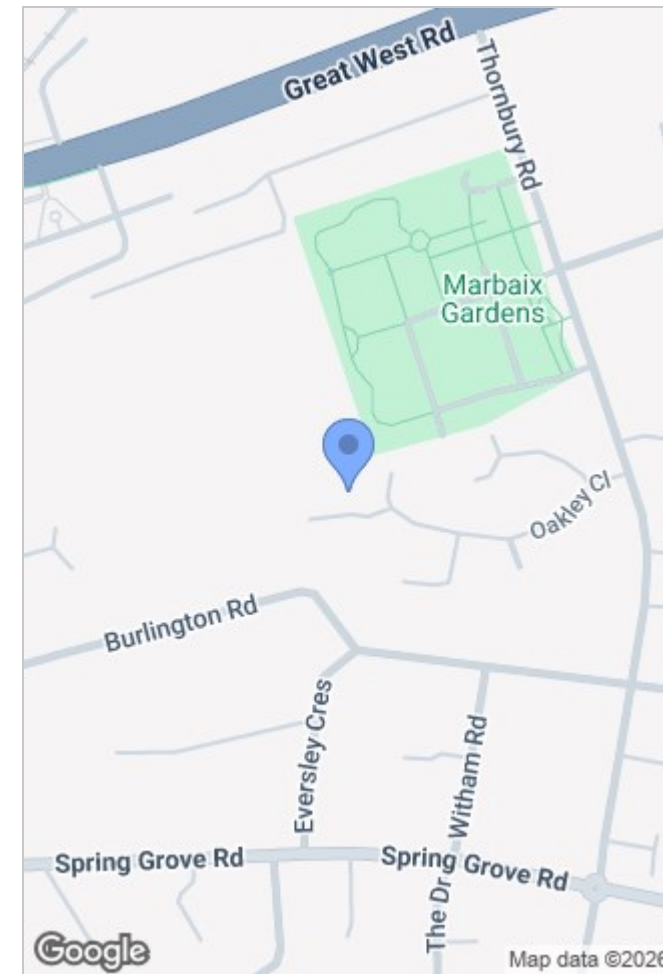
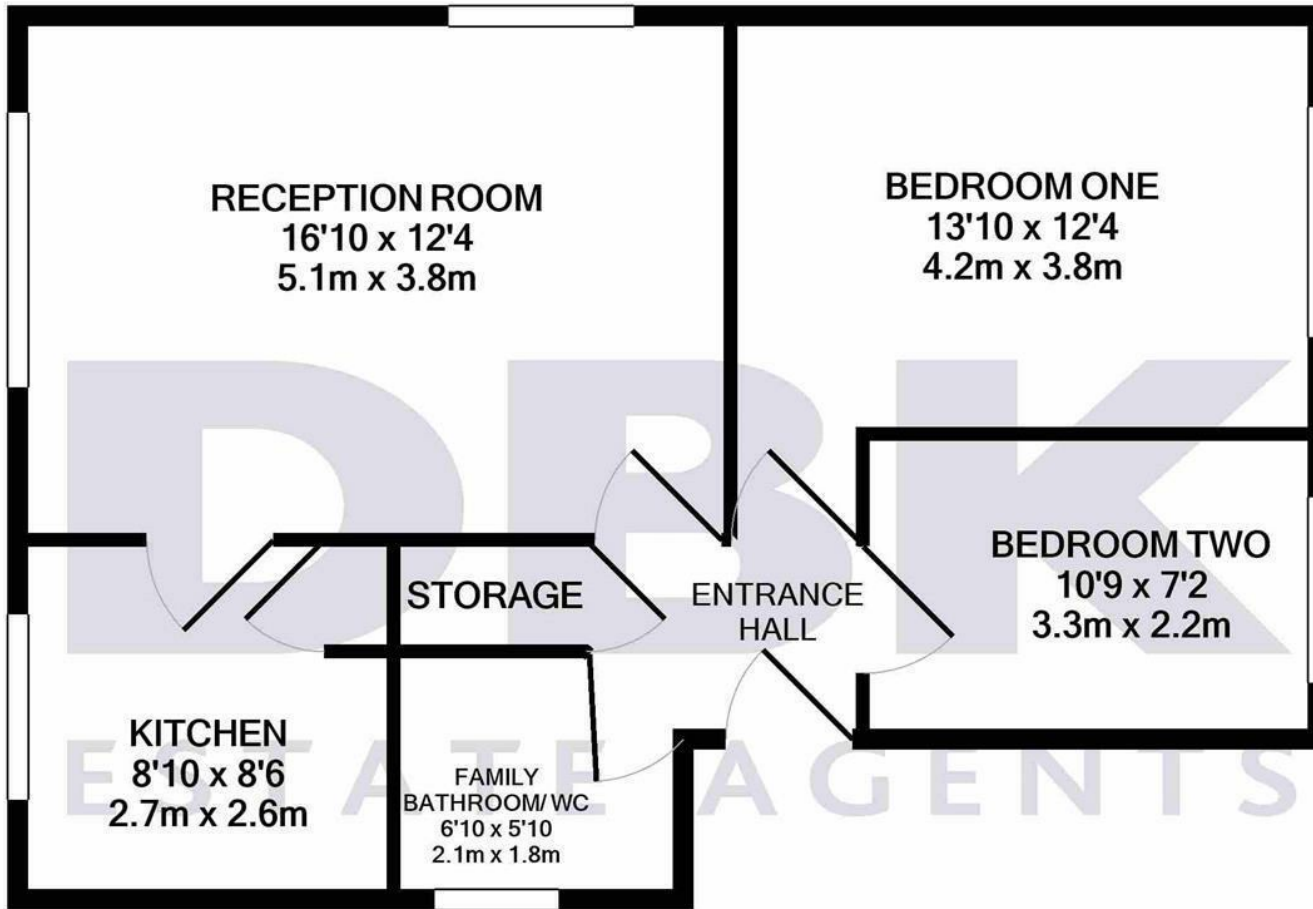
### Ground Rent

NIL

### Parking

Residents Parking (Vehicle Registration Required)





**TOTAL APPROX. FLOOR AREA 581 SQ.FT. (54.0 SQ.M.)**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			81
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>		47	
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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