

# Faggs Road

Feltham • • TW14 0NB

Guide Price: £750,000



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est 1986

# Faggs Road

## Feltham • • TW14 0NB

**\*\*INVESTORS ONLY\*\***

**\*\*PHOTOS TAKEN PRIOR TO TENANTS MOVING IN\*\***

A spacious six bedroom semi detached house situated on a popular residential road in Feltham. This HMO property is available for investors only and sold with tenants in situ. With a current 11% yield it is the perfect investment opportunity. The ground floor comprises a 12ft bedroom with ensuite, 17ft bedroom with ensuite, 20ft bedroom with ensuite and 8ft kitchen. To the first floor there is a 12ft bedroom with ensuite, 15ft bedroom with ensuite and 8ft kitchen. To the second floor there is a 16ft bedroom with ensuite. Faggs road is located close to a number of amenities, schools and transport links. Outside the property there is off street parking, whilst the private rear garden is paved throughout with a large outbuilding at the rear.

Six bedroom house

Semi detached

INVESTORS ONLY

HMO License

11% yield

Sold with tenants in situ

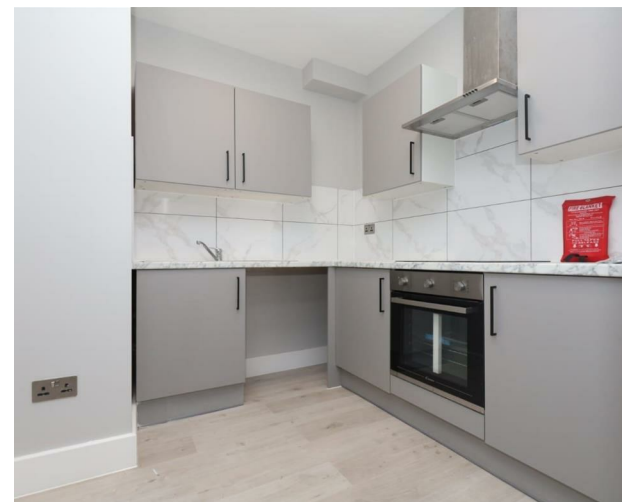
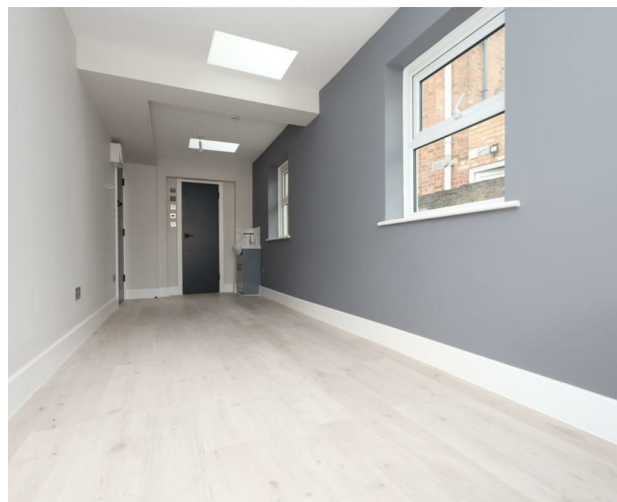
Close to local amenities

Great transport links

Outbuilding

Private rear garden

These particulars are intended as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page.





### Property

A six bedroom semi detached house situated on a popular residential road in Feltham. The ground floor comprises a 12ft bedroom with ensuite, 17ft bedroom with ensuite, 20ft bedroom with ensuite and 8ft kitchen. To the first floor there is a 12ft bedroom with ensuite, 15ft bedroom with ensuite and 8ft kitchen, To the second floor there is a 16ft bedroom with ensuite.

### Location

Faggs Road is a residential road in Feltham, offering a suburban environment with easy access to key amenities. It's well-connected by public transport, with Feltham station for quick train links to central London, and heathrow airport nearby adding to its appeal for commuters.

### Outside

Outside the property there is off street parking, whilst the private rear garden is paved throughout with a large outbuilding at the rear.





### Schools:

Cranford Primary School 0.7 miles  
Rivers Academy West London 0.9 miles  
Beavers Community Primary School 0.7 miles



### Train:

Hatton Cross Station 0.3 miles  
Feltham Station 1.2 miles  
London Heathrow Airport Terminal 4 Station 1.4 miles



### Car:

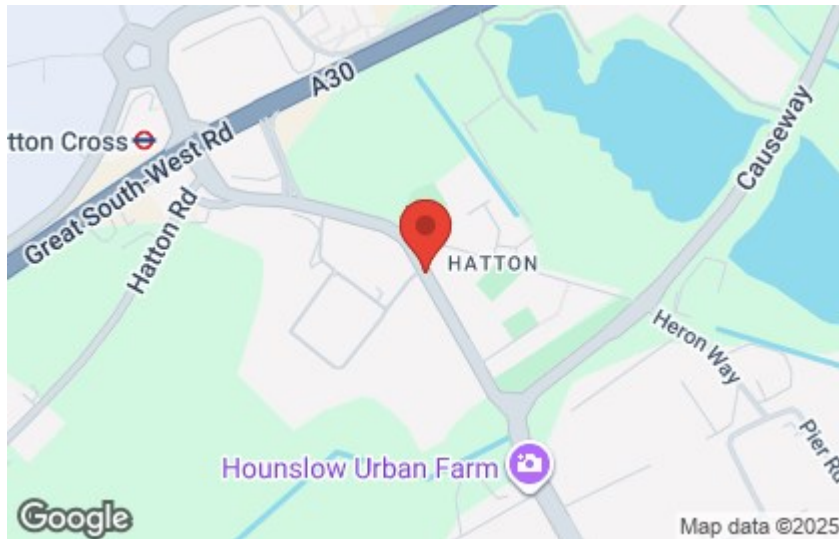
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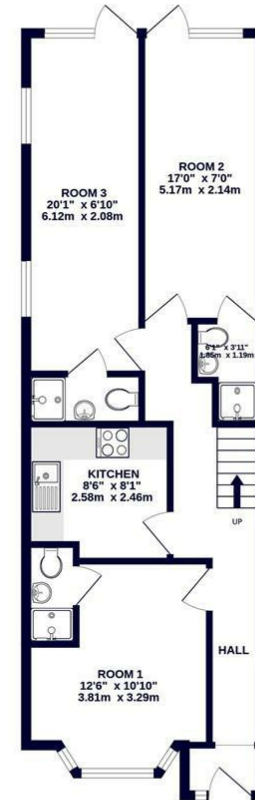
### Council Tax Band:

B

(Distances are straight line measurements from centre of postcode)



GROUND FLOOR  
603 sq.ft. (56.1 sq.m.) approx.



1ST FLOOR  
393 sq.ft. (36.5 sq.m.) approx.



2ND FLOOR  
226 sq.ft. (21.0 sq.m.) approx.



TOTAL FLOOR AREA : 1222 sq.ft. (113.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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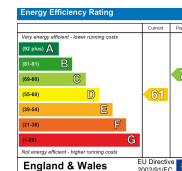
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