

£549,950

St. Leonards Gardens

Hounslow, TW5 9DH

PROPERTY SUMMARY

Nestled within a popular residential pocket of Heston, St. Leonards Gardens is a quiet no-through road that sets the scene for this extended three-bedroom semi-detached family home.

Inside, the property offers two welcoming reception rooms, complemented by a spacious rear extension that accommodates a bright kitchen/diner perfect for family living and entertaining. The ground floor also benefits from a convenient WC and a practical utility cupboard housing both washing machine and dryer.

Upstairs, there are three well-proportioned bedrooms with fitted wardrobes, served by a thoughtfully designed family bathroom suite.

Externally, the property provides parking for two vehicles a rare advantage in this location. The surrounding gardens further enhance its appeal, offering an attractive outdoor space for families to enjoy, with the added bonus of storage to the rear.

3



1

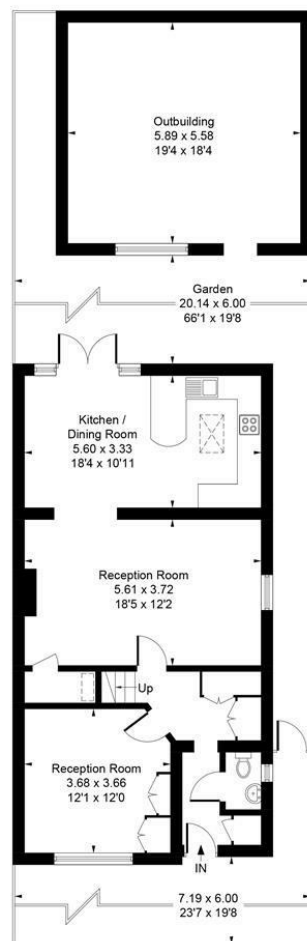


2





Approximate Gross Internal Area = 116.77 sq m / 1257 sq ft
 Outbuilding = 33.04 sq m / 356 sq ft
 Total = 149.81 sq m / 1613 sq ft

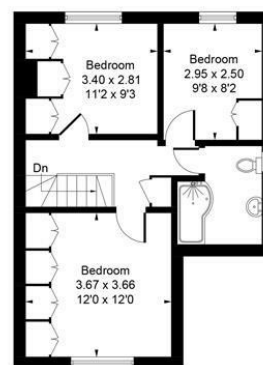


Ground Floor

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.
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Reduced headroom below 1.5m / 5'0



First Floor

LOCAL AUTHORITY

Hounslow

TENURE

Freehold

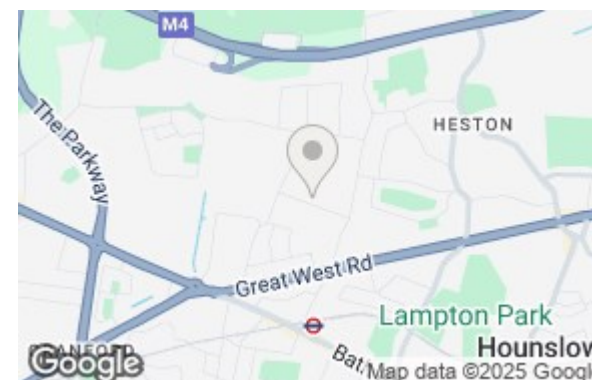
COUNCIL TAX BAND

D

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(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	



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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