



**Shaw  
& Co**  
ESTATE  
AGENTS

**£920,000**

**Ryecroft Avenue**

Twickenham, TW2 6HQ

## PROPERTY SUMMARY

Shaw & Co present this spacious 1930s detached family home offering excellent potential, situated on a generous corner plot with a massive side garden and ample driveway parking for three cars.

The property features a double porch leading into two large reception rooms, a kitchen, and a convenient downstairs WC. Upstairs, there are four large bedrooms and a family bathroom. While the home is in neat condition, it provides an ideal opportunity for modernisation or extension, particularly given the extensive side and rear garden space.

Located just a short walk from Whitton High Street and Whitton Station, the property offers excellent local amenities and transport links, making it perfect for families or commuters alike.

This freehold home combines spacious interiors, great potential, and a prime location, making it a rare opportunity to purchase.

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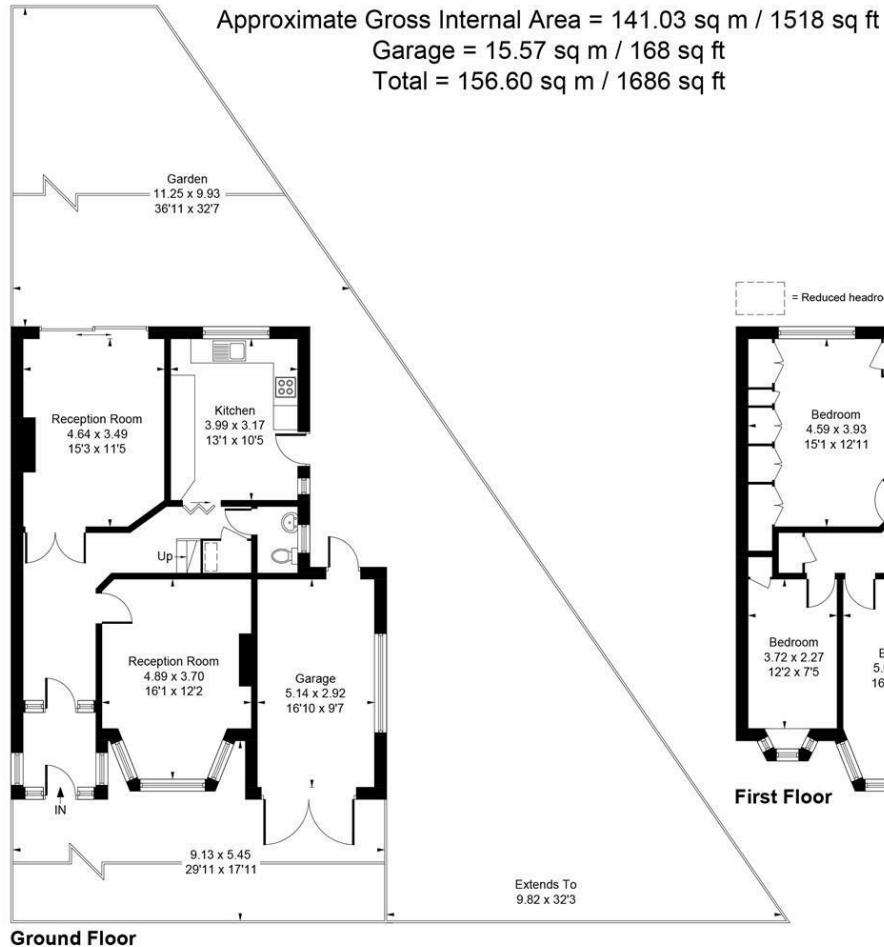
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**LOCAL AUTHORITY**  
 Richmond

**TENURE**  
 Freehold

**COUNCIL TAX BAND**  
 G

**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			79
(55-68) D		62	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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 purchase.

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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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