



**The Avenue, TW16**

**£2,600,000**

**Dexters**



## The Avenue, TW16

A spacious six bedroom detached house offering over 5,000 sq.ft of flexible accommodation spread over three floors with the added bonus of a 750 sq.ft annex. This wonderful home is smartly presented throughout and is perfect for entertaining friends and family.

This is a house that must be viewed to be fully appreciated. On the impressive ground floor there is a welcoming entrance hallway, a front reception room, a second reception room which is currently being used as a home office, a utility room, a cloakroom and a stunning open plan kitchen and living room with large sliding doors opening on to the rear garden. On the first floor there is a master bedroom with a dressing area and an en suite shower room, there are three further double bedrooms all with en suite bathrooms. On the top floor there are two additional en suite double bedrooms. To the front of the property there is ample off-street parking and access to the garage. To the rear there is a landscaped rear garden and an annex offering over 750 sq.ft of additional accommodation which could be used for multiple purposes.

The Avenue is the road in Lower Sunbury that everyone wants to live on! Located in the heart of the village, the position is unbeatable! Everything the village had to offer is close by including; the local shops, the River Thames and riverside pubs, Sunbury Park and the station which provides a direct service to Waterloo.

### Features

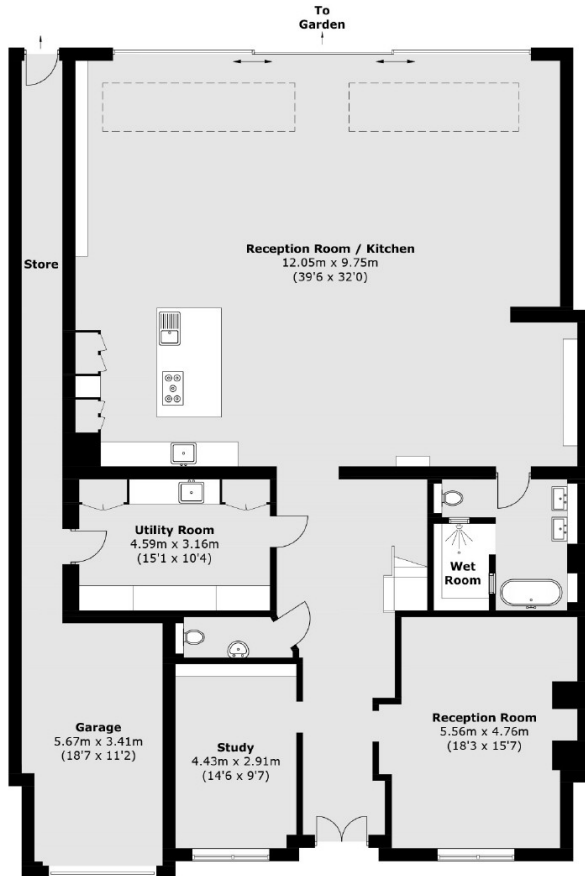
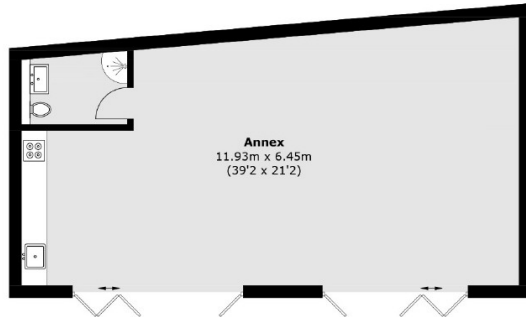
- Detached
- Modern Build
- Six Bedrooms
- Seven Bathrooms
- Large Annex
- EPC Rating A



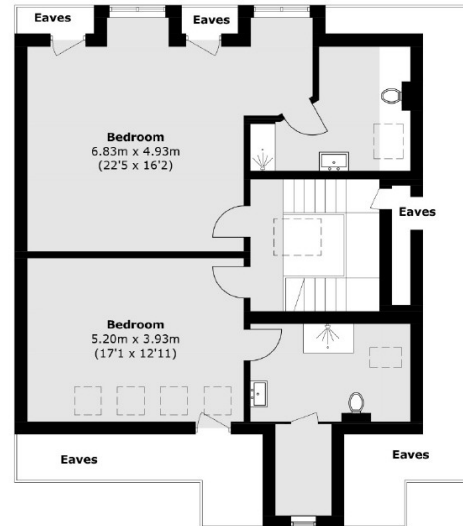




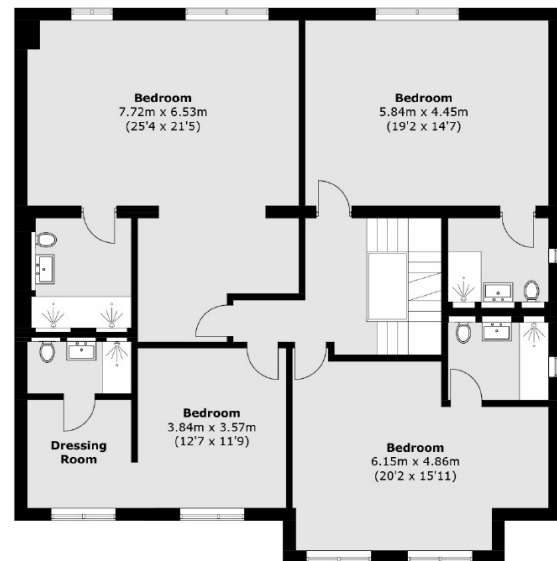
# The Avenue, Sunbury-On-Thames, TW16



**Ground Floor**



**Second Floor**



**First Floor**

Total area (approx.): 487.7 sq. m (5,249.6 sq. ft)  
Annex : 71.9 sq. m (773.9 sq. ft)  
(Excluding Eaves)