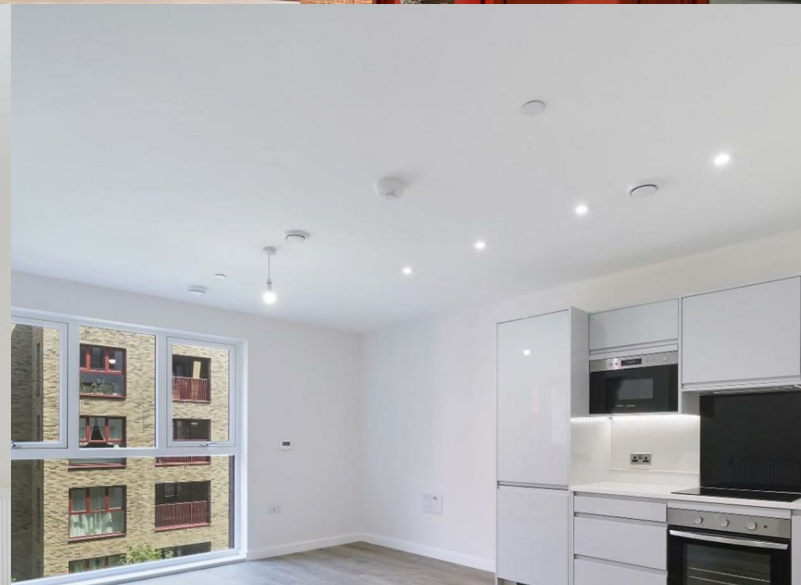


HUNTERS[®]

HERE TO GET *you* THERE



5 Justice Place

Brentford, TW8 0YT

Asking Price £375,000



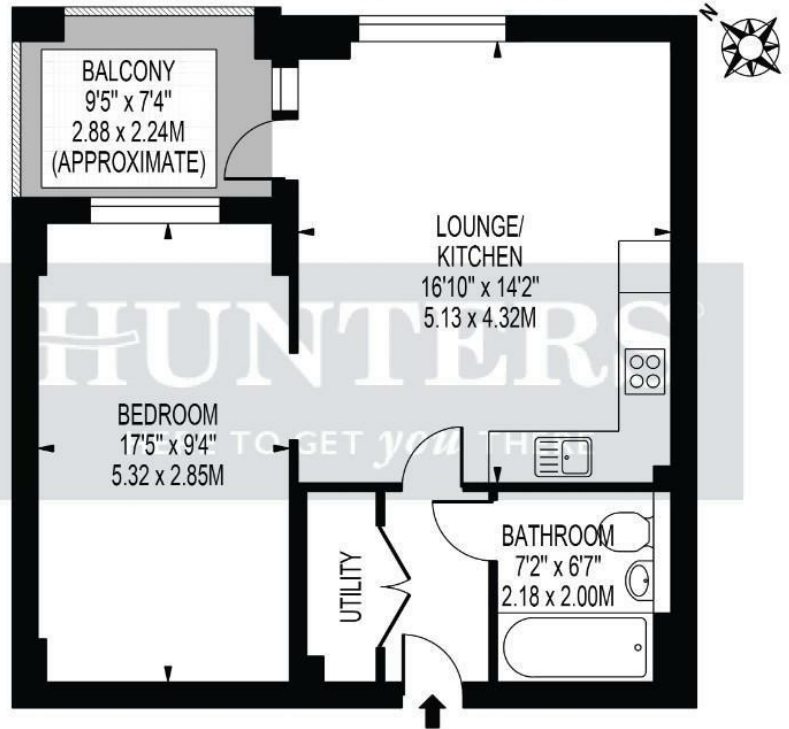
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MAPLEWOOD HOUSE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 509 SQ FT - 47.33 SQ M



THIRD FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

Welcome to Printmakers Yard, a stunning studio apartment located in the vibrant heart of Brentford Waterside. This modern, purpose-built property spans an impressive 509 square feet and is situated on the third floor, offering a perfect blend of style, comfort, and functionality.

As part of an exciting regeneration project, Printmakers Yard is designed to enhance urban living while embracing the charm of riverside life. Residents can enjoy beautifully landscaped gardens, secure parking, and convenient cycle storage, all within a thriving community. The location on Brentford High Street provides easy access to a variety of local amenities, including independent shops, delightful cafes, and a selection of restaurants, ensuring that everything you need is just a stone's throw away.

For those who appreciate the outdoors, the tranquil beauty of Syon Park is nearby, as well as scenic walks along the canal and the River Thames. If you seek a more urban atmosphere, Chiswick High Road is just a short bus or bike ride away, featuring chic boutiques, high-end dining options, and vibrant arts venues.

Transport links are excellent, with Brentford Station just a 13-minute walk away, providing direct trains to London Waterloo in approximately 30 minutes. Boston Manor Station is a mere 12-minute bus ride, connecting you to the Piccadilly Line for easy access to Central London. For international travel, Heathrow Terminal 5 is only 22 minutes by car, and Westfield White City is a quick 20-minute drive. Additionally, the property is well-served by bus routes E2, E8, and 65, making navigation around West London effortless.

This studio apartment at Printmakers Yard is not just a place to live; it is a lifestyle choice that offers convenience, accessibility, and a vibrant community atmosphere. Don't miss the opportunity to make this exceptional property your new home.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING OR LETTING?** If you are thinking of selling or letting your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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