

16 Crane Park Road, Whitton, TW2 6DF



Asking Price £650,000 Freehold



LOCATED IN A NO THROUGH ROAD POSITION NOT FAR FROM WHITTON TOWN CENTRE AND STATION, THIS FOUR BEDROOM FAMILY HOME OFFERS GOOD SPACE AND A LARGE REAR GARDEN. THERE IS AMPLE ACCOMMODATION WITH THE FOURTH BEDROOM OVER THE FORMER GARAGE BEING A USEFUL ADDITION.

16 Crane Park Road, Whitton, TW2 6DF

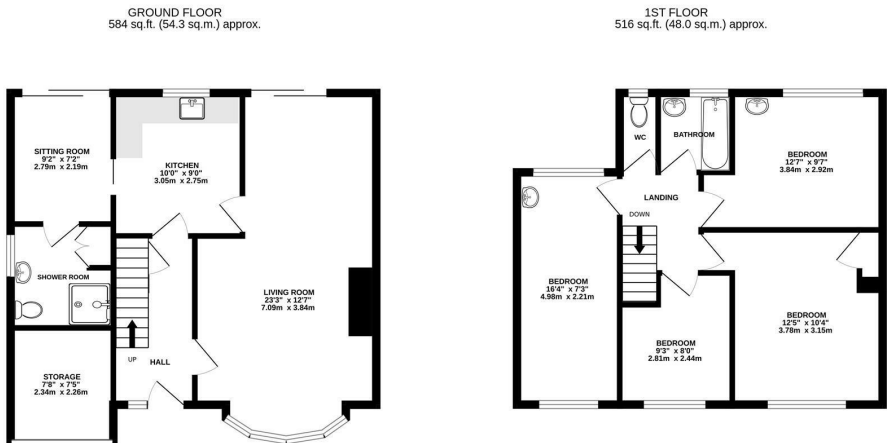
FOR SALE:

Built post war, this is a well proportioned four bedroom family home offering good family accommodation and a convenient location. There is room for updating throughout and this is an opportunity to acquire a home which you can update to your own taste and specifications. Adjacent to the kitchen is a useful ground floor sitting room which provides direct access to the lovely southerly aspect garden as well as having a shower and cloak room adjoining. This is in addition to the original three bedrooms and bathroom to the first floor and a kitchen and through living room with an impressive wide bay window to the ground floor.

OUTSIDE: There is a fore garden and off street parking with own driveway. There is also a good storage area which is the former garage, as shown on the floor plan.

LOCATION:

Crane Park Road as a small cul de sac of similar aged homes located just off Hospital Bridge Road, close by is Whitton town centre and railway station, its bustling high street has a good selection of small independent shops and cafes as well as the usual chain names. The area is well served by schools and leisure facilities, with Crane Park nature reserve just close by and with easy access to the A316 which provides excellent access to London and Richmond in one direction and the M3, M25 and the south west in the other.



TOTAL FLOOR AREA : 1100 sq.ft. (102.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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.

Made with Metrepro C3025

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C	71	
(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

It is our aim to provide particulars that are both accurate and reliable but they are not guaranteed and would not form part of any offer or contract. Please contact us if you require clarification and we would be happy to assist. Please also note that the appliances and heating system have not been tested and therefore, no warranties can be given as to their condition.