

## 174 WILLS CRESCENT HOUNSLOW, TW3 2JD

£625,000  
FREEHOLD

This four-bedroom terraced house on Wills Crescent offers a well-arranged family home with generous accommodation set over three floors, a block paved garden provides the potential parking for 2 cars to the front and a private garden to the rear.

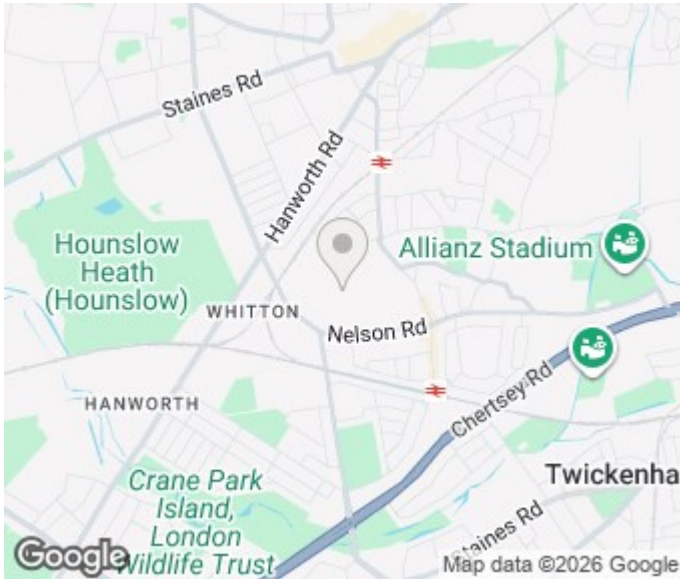
The ground floor has a comfortable living room, with an open plan kitchen and dining area at the rear forming the main everyday space of the home. This area works well for cooking, dining and entertaining, with direct access out to the garden.

The first floor provides three bedrooms and a family bathroom, giving good flexibility for children's rooms, guest space or working from home. The top floor is dedicated to the main bedroom, complete with its own en-suite shower room, creating a more private principal bedroom space.

Wills Crescent is a Cul-De-Sac and the property is set in front of a local cricket pitch providing a quiet, residential feel. There is great access to local shops, schools, green spaces and transport links.

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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	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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