
Shaw
&Co
ESTATE
AGENTS
£394,950
Granville Avenue
Feltham, TW13 4JJ

PROPERTY SUMMARY

Located on the sought-after Granville Avenue, Shaw & Co are delighted to present this charming two-bedroom mid-terraced home, offering an excellent opportunity for first-time buyers and investors alike.

The property comprises a bright and welcoming living room, leading through to a well-appointed kitchen overlooking the rear garden. There is exciting potential to extend the property to the rear, subject to the necessary planning permissions, allowing buyers to create additional living space to suit their needs.

Upstairs, the home offers two generously proportioned bedrooms, complemented by a family bathroom.

Externally, the property benefits from a private rear garden, complete with a garage and convenient rear access. There is also potential to create off-street parking to the front with the installation of a dropped kerb, subject to the relevant consents.

Granville Avenue is ideally situated within easy reach of a range of local amenities, including nearby shops, schools, and excellent public transport links. Bus routes, including the H25, are just a short walk away, while Feltham town centre offers an extensive selection of shopping, leisure facilities, and mainline rail services. For motorists, the A316 and M3 are conveniently located at the end of the road, providing excellent access to Central London, Heathrow Airport, and the wider motorway network.

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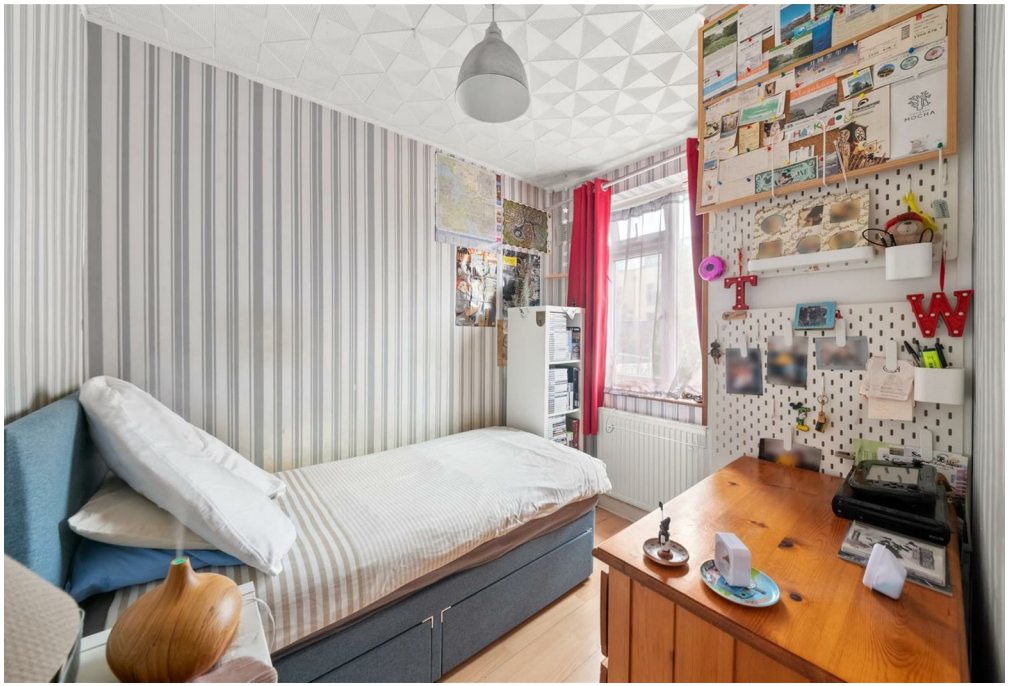
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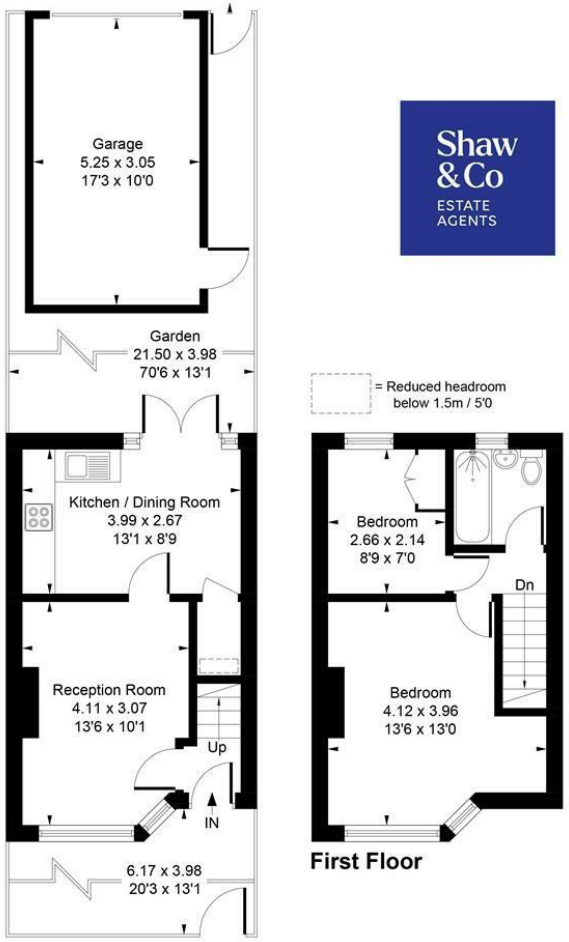








Approximate Gross Internal Area = 53.75 sq m / 579 sq ft
Garage = 16.13 sq m / 174 sq ft
Total = 69.88 sq m / 753 sq ft



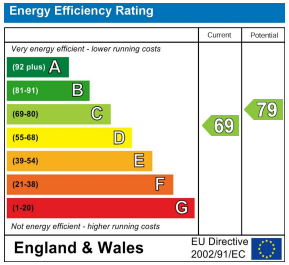
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
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LOCAL AUTHORITY

TENURE
Freehold

COUNCIL TAX BAND
C

VIEWINGS
By prior appointment only





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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