



barnard marcus

West Plaza, Town Lane, Stanwell, Staines-Upon-Thames, TW19 7FH



Welcome to

West Plaza, Town Lane, Stanwell, Staines-Upon-Thames

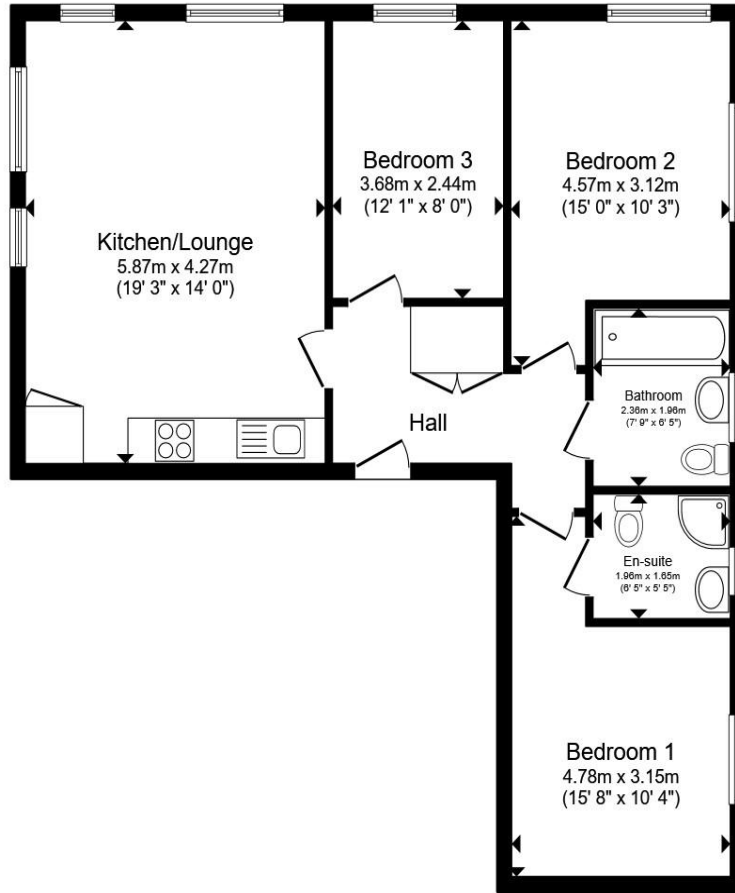
This well-presented second-floor three-bedroom, two-bathroom apartment is set within the popular West Plaza development on Town Lane, Stanwell, offering spacious and versatile accommodation ideal for a range of buyers.

The heart of the home is a bright open-plan kitchen and living area, providing an excellent space for both everyday living and entertaining. The kitchen is neatly arranged with modern units and appliances, flowing seamlessly into the lounge and dining space and enhanced by recessed lighting and good natural light.

There are three well-proportioned bedrooms, including a generous principal bedroom benefiting from a private en-suite shower room. The remaining bedrooms offer flexibility for family living, guests or home working. A modern family bathroom serves the rest of the apartment, while a well-maintained hallway provides useful storage and good separation between living and sleeping areas.

Residents also benefit from access to attractively maintained communal gardens. The property is conveniently located for Staines-upon-Thames, Heathrow Airport and major road links including the M25 and M4, as well as local amenities and transport connections.





Floor Plan

Total floor area 75.9 m² (817 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Welcome to

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- SECOND-FLOOR THREE-BEDROOM APARTMENT
- SPACIOUS OPEN-PLAN KITCHEN AND LIVING AREA
- PRINCIPAL BEDROOM WITH EN-SUITE SHOWER ROOM
- MODERN FAMILY BATHROOM AND WELL-PRESENTED THROUGHOUT
- LOCATED WITHIN THE POPULAR WEST PLAZA DEVELOPMENT WITH COMMUNAL GARDENS

Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: 3941.82

Ground Rent: 373.00

This is a Leasehold property with details as follows; Term of Lease 150 years from 01 Jan 2014. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£350,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
FEL113644 - 0002

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Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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