

# HUNTERS®

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100 Pears Road

Hounslow, TW3 1AT

Offers In Excess Of £325,000

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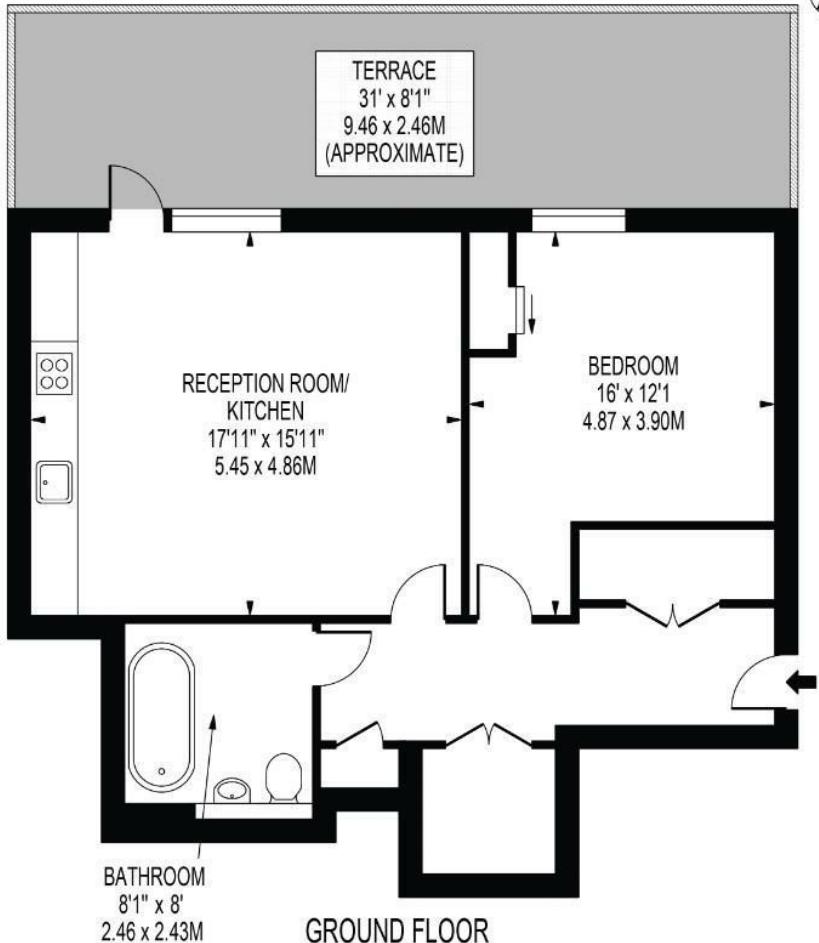


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## NEW OXFORD COURT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 702 SQ FT - 65.22 SQ M



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Welcome to this exquisite one-bedroom ground floor apartment located on Pears Road in the vibrant heart of Hounslow. Built in 2021, this modern development offers a contemporary living experience, perfect for those seeking comfort and convenience.

Spanning an impressive 702 square feet, this flat features a spacious reception room that seamlessly integrates with a fully equipped kitchen, making it ideal for both entertaining and everyday living. The reception area opens up to a large private terrace, providing an excellent outdoor space for relaxation or al fresco dining.

The double bedroom is thoughtfully designed with a built-in wardrobe, ensuring ample storage while maintaining a sleek aesthetic. The stylish family bathroom is finished to a high specification, offering a modern sanctuary for your daily routines. Further benefits include communal gardens, bike storage and a secure video entry system.

This property is not only a beautiful home but also boasts a prime location. It is within walking distance to Hounslow East underground station, making commuting a breeze. Additionally, Hounslow High Street is nearby, providing a variety of shops, restaurants, and amenities. Families will appreciate the close proximity to reputable local primary schools, making this flat an excellent choice for young professionals or couples.

In summary, this modern flat on Pears Road presents a fantastic opportunity to enjoy contemporary living in a thriving community. With its high-quality finishes, spacious layout, and convenient location, it is sure to appeal to a wide range of buyers or renters. Don't miss the chance to make this delightful 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.