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estate agents



# Churchfields Ave, Hanworth, TW13 5PB

Ground Floor 2 bedroom maisonette with a private south west facing garden and driveway parking for 3 cars in the popular Hanworth/Hampton borders residential area 0.2 miles from the A316 with direct access to the M3/M25 and into central London.

Recently updated and redecorated throughout, this spacious property offers 732 sq ft of well proportioned, light and airy living space with modern fixtures and fittings, wood flooring, underfloor heating in kitchen and bathroom, large double glazed windows and doors and tasteful neutral decor.

Private front door access at the side of the property opens into the hallway with doors to the utility/storage room, the family bathroom, the fitted kitchen and 2 double bedrooms, the master with built in storage. An archway opening leads into the living room with a sitting area and space for a dining table.

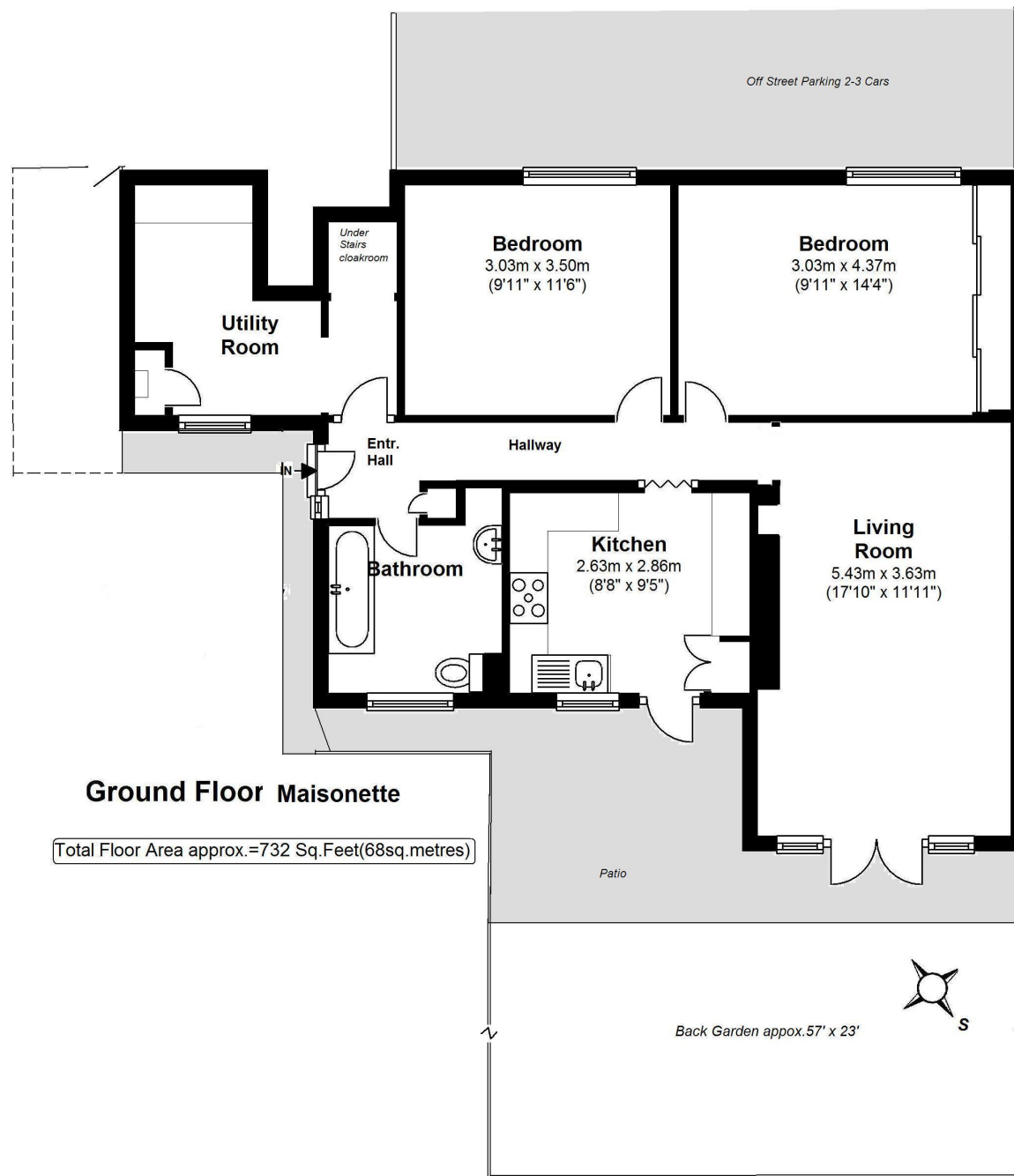
Doors in the living room and the kitchen open directly onto the pretty 55 ft + garden with a patio, lawn, mature planting, shed storage and secure gated side access.

Located 0.3 miles from Crane Park and less than 0.5 miles from local shops and Crane Park Primary School.

## EPC Rating D

- Ground Floor 2 Double Bedroom Maisonette
- 55Ft South West Facing Private Garden
- Driveway Parking for 3 Cars
- 732 Sq Ft of Well Proportioned Living Space
- Spacious Living Room and Separate Kitchen
- Large Utility/Storage Room
- 0.2 Miles from A316 to London





### Ground Floor Maisonette

Total Floor Area approx.=732 Sq.Feet(68sq.metres)

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#### Disclaimer

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