



P Permit
holders only
Mon - Sat
8.30 am - 6.30 pm

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Websters
estate agents

Hamilton Road, Twickenham, TW2 6SN

Mid Terrace 2 bedroom Victorian cottage in a quiet cul-de-sac location with a south west facing garden. Situated only 0.2 miles from Twickenham Green, local shops, bars and restaurants, 0.4 miles from Archdeacon Primary and St Richard Reynolds College, 0.6 miles from Trafalgar Primary and less than 0.9 miles from Waldegrave Girls School/ Co-ed Sixth Form.

Tastefully presented to offer 786 sq ft of living space over 2 floors with high specification fixtures, fittings and floorings, charming period features and pleasing neutral decor throughout.

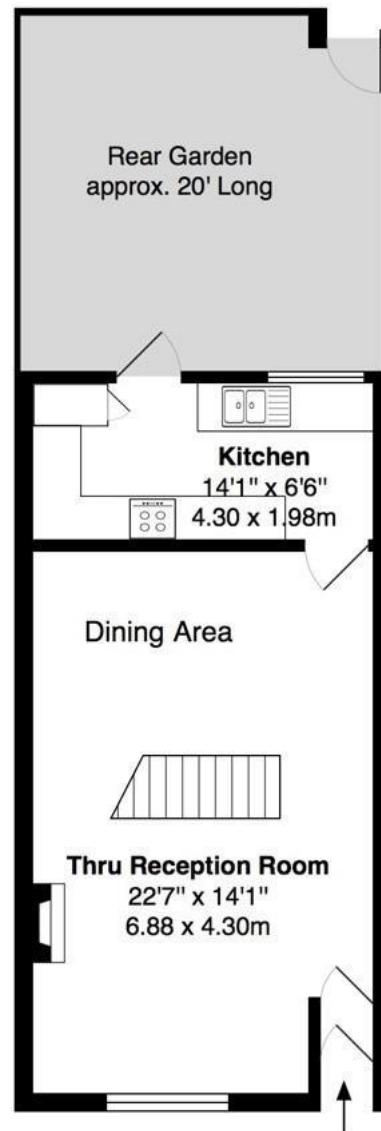
Entrance lobby leads into the living room with wood flooring, a feature fireplace and space for seating and dining and access to the stylish fitted kitchen at the rear. A door opens onto the low maintenance garden with gated rear access. On the first floor are 2 double bedrooms, the family bathroom and hatch access to loft storage.

Located only 0.6 miles from Church Street, the River Thames and towpath walks past Marble Hill Park into Richmond and just 0.7 miles from Strawberry Hill and Twickenham mainline train stations.

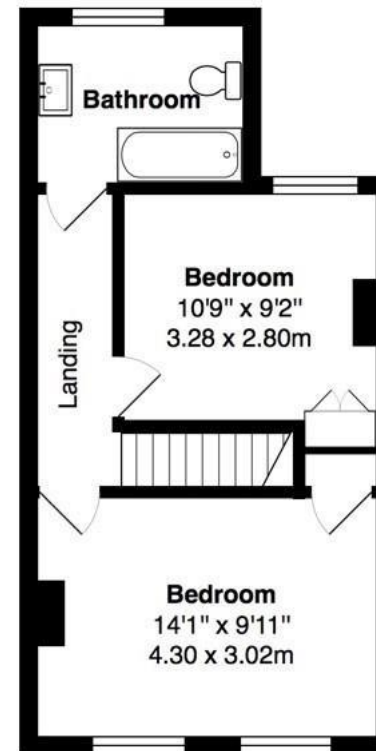
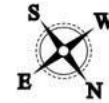
EPC Rating D

- Mid Terrace Victorian Cottage
- 2 Bedrooms and Upstairs Bathroom
- South West Facing Garden
- Open Plan Living/Dining Room
- Separate Fitted Kitchen
- Tastefully Presented Throughout
- 0.7 Miles from Twickenham Station





GROUND FLOOR



FIRST FLOOR

TOTAL FLOOR AREA approx.= 786 Sq.Feet (73 sq.metres)

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Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

