



Websters
estate agents
0120 8892 3343
mywebsters.co.uk For Sale

Websters
estate agents

Hamilton Road, Twickenham, TW2 6SN

Mid Terrace 2 double bedroom Victorian family home with a private garden. Situated in a quiet cul-de-sac location only 0.2 miles from Twickenham Green, local shops, bars and restaurants, 0.4 miles from Archdeacon Primary and 0.6 miles from Trafalgar Primary School.

Extended at the rear to offer 822 sq ft of well proportioned living space with high specification fixtures, fittings and flooring, double glazed sash windows with plantation shutters and pleasing neutral decor throughout.

Front door opens into the hallway with a door to the living room at the front and the kitchen/family room at the rear. This spacious room has a stylish fitted kitchen with granite worktops, space for dining/seating and a w.c. Double doors open onto the low maintenance paved garden. On the first floor are 2 double bedrooms, the spacious family bathroom and 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 Home
- 2 Double Bedrooms and Upstairs Bathroom
- Extended at the Rear
- Living Room and Separate Kitchen/Family Room
- Low Maintenance Garden
- Downstairs W.C
- 0.2 Miles from Twickenham Green
- 0.7 Miles from Twickenham Station





Total Floor Area approx. = 822 Sq. Feet (76.33sq.metres)



Hamilton Road, Twickenham

Ground Floor

First Floor

a Websters Estate Agents 36 Broad Street, Teddington, Middlesex TW11 8QY **t** 020 8614 6000 **e** sales@mywebsters.co.uk **w** mywebsters.co.uk

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.

