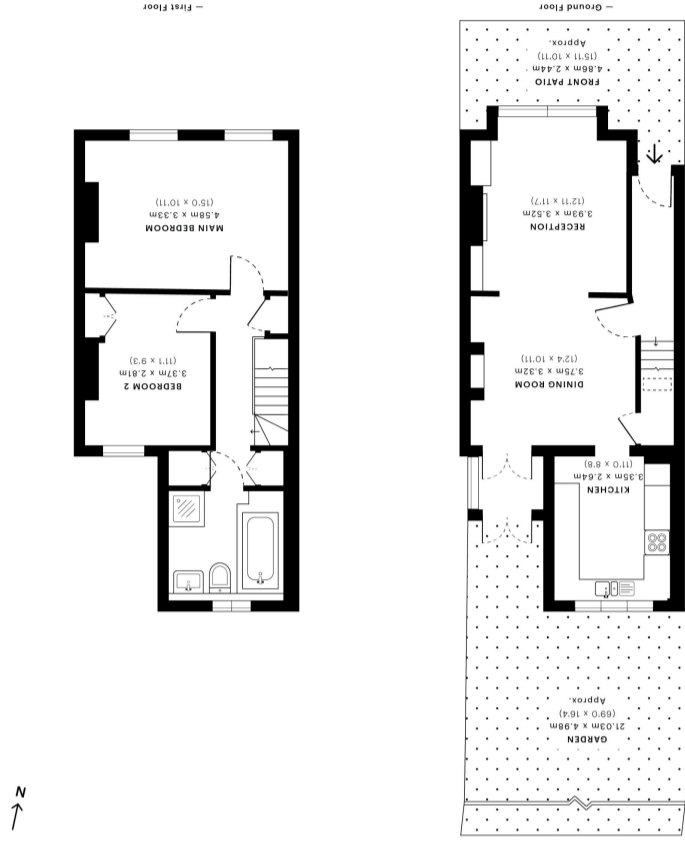


Specified floor plans are produced in accordance with the Royal Institution of Chartered Surveyors' Property Measurement Standards. Floor and garden areas are illustrative only and excluded from all area calculations. Due to rounding, numbers may add up inaccurately. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

RICS
 Chartered Property Measurement
 Verified by spec

83.60 sqm / 899.66 sqft
 70.13 sqm / 751.64 sqft
 0.00 sqm / 0.00 sqft
 0.64 sqm / 6.89 sqft



Framfield Road, W7
 GROSS INTERNAL AREA
 83.60 sqm / 899.66 sqft
 CAPTURE DATE: 24/06/2022
 LASER SCAN POINTS: 60,67,091



168 Framfield Road, London. W7 1NJ.

£625,000



Always popular to the market are these Victorian Terraced house's, they offer fantastic living accommodation and huge potential to extend further, with this one in even more so in particular! The home already offers exceptional living accommodation which includes a large kitchen and through lounge and a huge family four piece suit bathroom. The location is great, the tree lined road is close to shops and bus routes provided by the Greenford Avenue, and Hanwell train station (with the Elizabeth Line / Crossrail). The house also benefits form a rear South Facing garden, double bedrooms and through lounge. Other benefits include double glazing and gas central heating and is to be sold with NO ONWARD CHAIN.

Lounge (Reception)

12' 11" x 11' 7" (3.94m x 3.53m) Front aspect bay window, feature fireplace, fitted storage to alcoves, radiator, opening onto

Dining Room

12' 4" x 10' 11" (3.76m x 3.33m) Rear aspect door to lean to, storage to alcove, laminate floor, radiator

Kitchen

11' 0" x 8' 8" (3.35m x 2.64m) Rear aspect window, range of eye and base level units with single drainer sink, gas cooker point, plumbing and space for washing machine, wall mounted boiler

Bedroom 1

15' 0" x 10' 11" (4.57m x 3.33m) Two front aspect windows, radiator

Bedroom 2

11' 1" x 9' 3" (3.38m x 2.82m) Rear aspect window, radiator, fitted wardrobe

Bathroom

Rear aspect window, panel enclosed bath, low level WC, separate shower cubicle, radiator, pedestal wash hand basin, part tiled walls

Garden

Patio leading onto lawn with mature tree and shrub borders

