



Ground floor Victorian conversion with the benefit of use of the whole rear garden. The property offers spacious accommodation which consists of a large double bedroom, reception, bathroom and a sizable kitchen.

The location is great as the tree lined road is close to shops and bus routes provided by the Greenford Avenue, short walk to Hanwell Elizabeth Line station. Other benefits include double glazing and gas central heating and a long lease of over 150 years.

Bedroom

13' 1" x 11' 7" (3.99m x 3.53m) Front aspect double glazed into bay windows, laminate floor, radiator, feature fireplace

Reception

12' 5" x 11' 0" (3.78m x 3.35m) Rear aspect French doors to garden, laminate floor, radiator

Kitchen

11' 6" x 8' 11" (3.51m x 2.72m) Side aspect double glazed window, range of eye and base level units with gas hob and oven opposite and extractor hood over, plumbing for washing machine, wall mounted boiler

Bathroom

Rear aspect frosted window, panel enclosed bath with shower attachment, pedestal wash hand basin, low level WC, radiator, part tiled walls

Garden

Decked area leading onto lawn with mature shrub and trees

