



# 129 Wooldridge Close, Feltham, Greater London. TW14 8BH

- Entrance Hall
- Spacious Lounge/ Diner
- Separate Kitchen
- Large Bedroom
- Bathroom
- 136 Year Lease
- Gated Underground Parking
- No Onward Chain
- Double Glazing
- Modern Finish



## PROPERTY DESCRIPTION

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A modern and spacious first floor apartment with lift access and allocated underground parking bay. One of the largest one bedroom properties within Wooldridge Close and benefitting from a modern interior and extended 136 year lease. Offered to the market with no onward chain, an early viewing is recommended to avoid missing out.



## ROOM DESCRIPTIONS

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### Entrance Hall

Approached via a front aspect composite door, carpeted flooring, two large built in storage cupboards and an airing cupboard housing the hot water tank.

### Lounge/ Diner

3.73m x 5.95m (12' 3" x 19' 6") Rear aspect double glazed tilt and turn doors with Juliette balcony, carpeted flooring, wall mounted electric radiator, ample space for lounge and dining room furniture and entryway to;

### Kitchen

2.55m x 1.67m (8' 4" x 5' 6") A modern range of eye and base level units with integrated drainage sink, oven, electric hob and extractor fan with space for fridge/ freezer, washing machine and dishwasher. Laminate flooring and tiled splash backs.

### Bathroom

3.38m x 4.71m (11' 1" x 15' 5") Rear aspect double glazed tilt and turn window, laminate flooring and wall mounted electric radiator.

### Tenure

We have been advised there is approximately 136 year lease remaining with a service charge of £170 a month which includes water and building insurance. There is also a ground rent of £400 per annum. We recommend this information be confirmed with your solicitor prior to exchange.



