



77 Grosvenor Road, Staines-upon-Thames, Surrey, TW18 2RN

WELL PRESENTED AND SPACIOUS FOUR BEDROOM, TWO BATHROOM SEMI-DETACHED PROPERTY IN ONE OF STAINES-UPON-THAMES MOST SOUGHT AFTER NO-THROUGH ROADS IDEALLY LOCATED FOR TOWN CENTRE, LOCAL SHOPS & SCHOOLS. The property benefits from a spacious lounge/diner, modern kitchen/breakfast room, family room, downstairs W.C, four well proportioned bedrooms (en-suite to Bed 1), further modern white bathroom suite, large secluded rear garden, off-street parking and garage. Viewings Highly Recommended!

ROOM DESCRIPTIONS

Entrance Porch

With double glazed door, further UPVC double glazed door leading to:

Entrance Hall

Side aspect UPVC double glazed window, light and power points, radiator, understairs storage cupboard, tiled floor, doors to:

Downstairs W.C.

Side aspect UPVC double glazed window, low level W.C., wash hand basin, light point.

Lounge/Diner

Front aspect UPVC double glazed Bay window, light and power points, two radiators, Parquet flooring, gas feature fireplace.



Kitchen/Breakfast Room

Rear aspect UPVC double glazed windows, range of fitted units at eye and base level, ceramic sink drainer unit, built-in oven and hob with extractor over, space for dishwasher and fridge/freezer, tiled floor, radiator.



ROOM DESCRIPTIONS

Family Room

Rear aspect UPVC double glazed doors to Garden, light and power points, utility area with space for washing machine and dryer, skylight windows.



Bedroom 3

Rear aspect UPVC double glazed window, light and power points, radiator, range of built-in wardrobes, downlighters.



First Floor

Landing

Side aspect UPVC double glazed window, light point, stairs to second floor, doors to:

Bedroom 2

Front aspect UPVC double glazed Bay window, light and power points, radiator, wood-style laminate flooring, downlighters.



Bedroom 4

Rear aspect UPVC double glazed window, light and power points, radiator, built-in wardrobes, cupboard housing hot water tank and boiler.



Bathroom

Front and side aspect UPVC double glazed windows, panel enclosed shower bath, wash hand basin inset to cabinet, low level W.C, partly tiled walls, downlighters.



ROOM DESCRIPTIONS

Second Floor

Bedroom 1

Rear aspect UPVC double glazed window, light and power points, radiator, front aspect Velux window, eves storage, wood-style laminate flooring.



En-suite Shower Room

Rear aspect UPVC double glazed window, double-shower unit, pedestal wash hand basin, low level W.C., radiator, partly tiled walls, tiled floor.



Outside

Front Garden

Mainly laid to block-paving providing off-street parking.

Rear Garden

Paved patio area nearest to property, mainly laid to lawn, pathway leading to Cabin & Timber shed, outside light and tap.

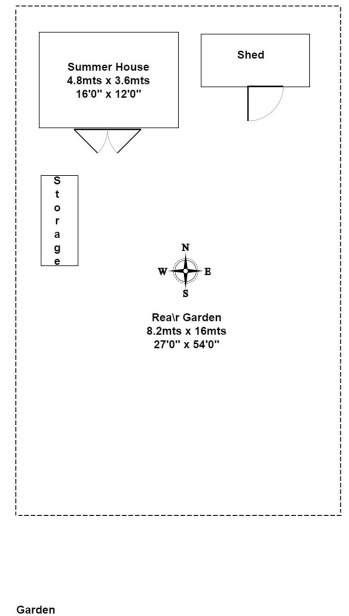
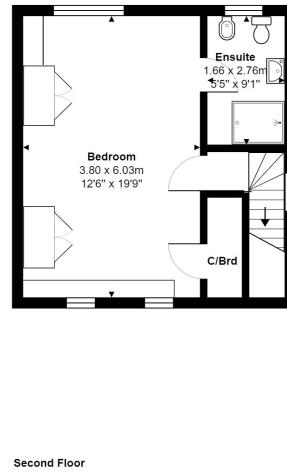
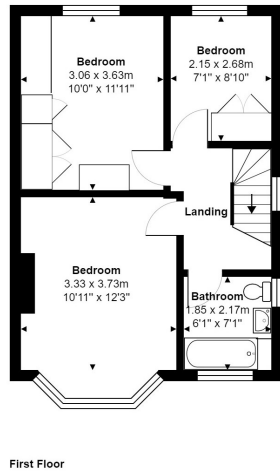
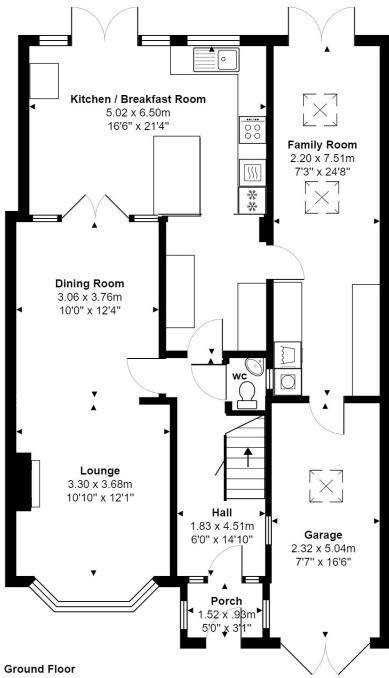


Integral Garage

With twin doors, light and power, tap, door to house.



FLOORPLAN



Total Area: 170.3 m² ... 1833 ft²

All measurements are approximate and for display purposes only.

127a, High Street, Staines-upon-Thames, TW18 4PD

01784 451458

staines@gregory-brown.co.uk