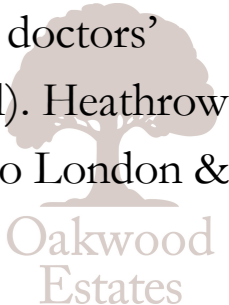














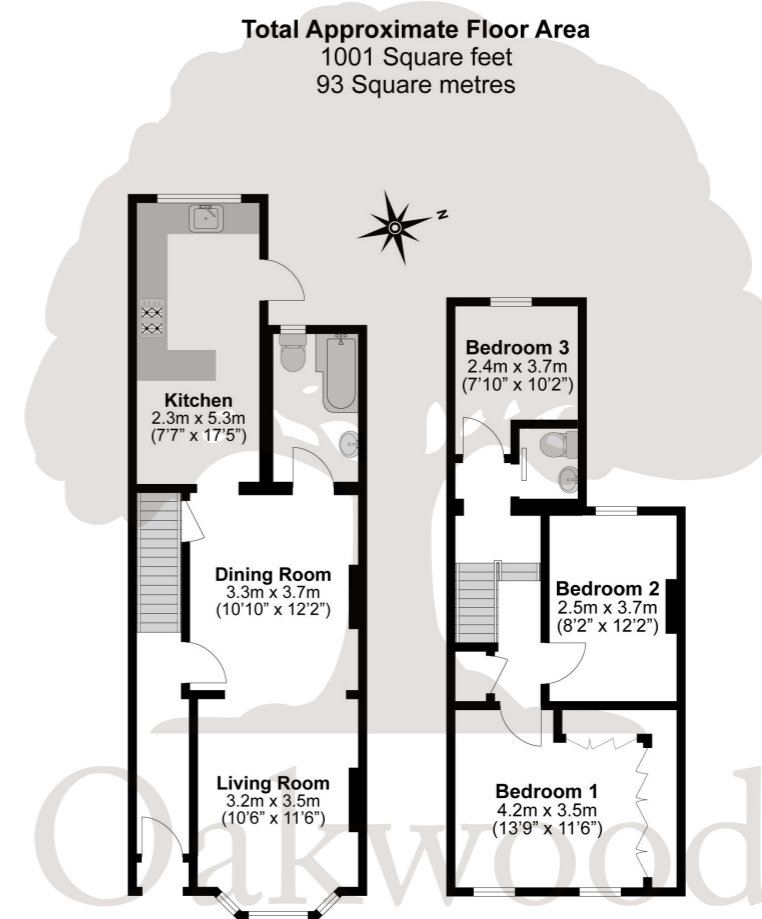
Distinctive period design meets grand proportions in this exquisitely presented three-bedroom middle terraced family home offering sprawling living across two levels. Benefits include two interconnecting reception rooms, a high gloss fitted kitchen with breakfast bar, stunning three-piece contemporary bathroom suite with rainfall shower, separate WC and 100FT rear garden with decked and patio areas giving plenty of room to dine Al-fresco.

Otterfield Road is a residential road located just a short walk from West Drayton High Street. There is a variety of independent shops, doctors' surgery, primary schools and West Drayton train station (Crossrail). Heathrow Airport, Stockley Park and for the motorist the M4 with its links to London & the home counties are all close by.



-  **THREE BEDROOM TERRACE HOUSE**
-  **MOMENTS WALK FROM WEST DRAYTON STATION**
-  **100FT REAR GARDEN**
-  **CLOSE TO AMENITIES**
-  **SEPARATE WC**
-  **TWO RECEPTION ROOMS**
-  **CONTEMPORARY FITTED 3-PIECE BATHROOM SUITE**
-  **EXCELLENT CONDITION THROUGHOUT**
-  **17FT HIGH GLOSS FITTED KITCHEN**
-  **CHARACTER FEATURES**

					
x3	x2	x1	x1	Y	N
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage



Illustrations are for identification purposes only, measurements are approximate, not to scale.

Prospective purchasers should be aware that these sales particulars are intended as a general guide only and room sizes should not be relied upon for carpets or furnishing. We have not carried out any form of survey nor have we tested any appliance or services, mechanical or electrical. All maps are supplied by Goview.co.uk from Ordnance Survey mapping. Care has been taken in the preparation of these sales particulars, which are thought to be materially correct, although their accuracy is not guaranteed and they do not form part of any contract.

Interior

The main front door leads into the hallway with laminate flooring and covered radiator, a door leads into the dining room with laminate flooring and under stairs storage, this is open plan to living room, retaining the character with a feature fireplace with wooden fire surround, a cornice ceiling with ceiling rose, and floodlit by the front aspect bay window. The 17FT contemporary fitted high gloss kitchen has a breakfast bar window to rear aspect and door to garden. Completing the ground floor is a stunning contemporary three-piece bathroom suite with rainfall shower. Stairs lead up to the first floor landing with door to bedroom 1, which has two front aspect windows and range of fitted wardrobes, bedroom two is carpeted and has rear aspect window, bedroom three has a rear aspect window overlooking the rear garden. Completing the first floor is a separate WC with wash hand basin.

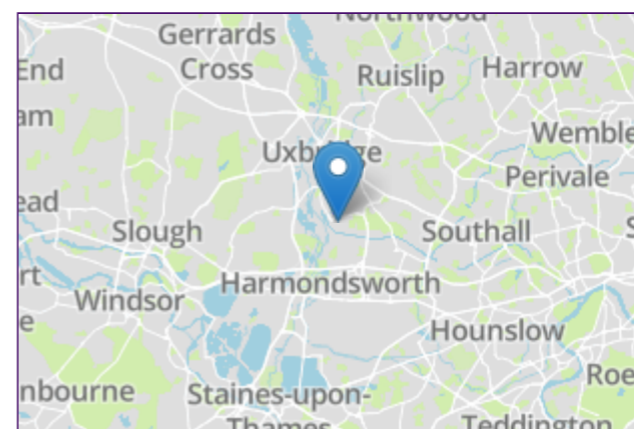
Exterior

The front garden is block paved providing off road parking for one car. The rear garden extends approx. 100FT and has a decked area, paved patio area for garden furniture, and is mainly laid to lawn. The rear of the garden is a concreted with a timber-built storage shed.

Location

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Council Tax
Band D



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		86
(69-80)	C		
(55-68)	D	62	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			
EU Directive 2002/91/EC			