

FOR SALE

£450,000 Freehold



## Longford Avenue, Feltham, Greater London. TW14 9TG

- Entrance Hall
- Spacious Living Room
- Large Dining Room
- Separate Kitchen
- Downstairs Bathroom
- Three Bedrooms
- Large Rear Garden
- Private Driveway
- Detached Garage
- Heatpump & Solar Panels





## PROPERTY DESCRIPTION

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A spacious and well presented family home with private driveway and garage. Conveniently located just off Bedfont High Street with easy access to local schools as well as public transport links including Hatton Cross Underground and Feltham Mainline stations. The property has been modified with air source heat pumps and solar panels in order to make as energy efficient as possible. Offered to the market with no onward chain, an early viewing is recommended to avoid missing out.



## ROOM DESCRIPTIONS

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### Entrance

Approached via a front aspect UPVC door, laminate flooring, stairs to landing and doors to reception rooms.

### Living Room

3.96m x 3.45m (13' 0" x 11' 4") Front aspect double glazed bay window, laminate flooring and wall mounted triple radiator.

### Dining Room

4.68m x 3.02m (15' 4" x 9' 11") Rear aspect double glazed window, laminate flooring, wall mounted radiator and under stair storage cupboard housing meters.

### Kitchen

1.92m x 2.42m (6' 4" x 7' 11") Rear aspect double glazed window and side door to utility space, a range of eye and base level units with integrated combi boiler, drainage sink, gas hob, extractor fan, oven and space for white goods.

### First Floor Landing

Laminate flooring, doors to all rooms and loft hatch.

### Principle Bedroom

3.96m x 3.45m (13' 0" x 11' 4") Front aspect double glazed bay window, laminate flooring and wall mounted radiator.

### Bedroom Two

2.45m x 3.97m (8' 0" x 13' 0") Rear aspect double glazed windows, laminate flooring and wall mounted radiator.

### Bedroom Three

2.14m x 2.20m (7' 0" x 7' 3") Rear aspect double glazed windows, laminate flooring and wall mounted radiator.

### Garden

Approximately 90ft in length and mostly laid to lawn with side gates, access to driveway and garage.

### Garage

2.77m x 6.10m (9' 1" x 20' 0") Approached via an up and over door, power and lighting.



