



£725,000

Framfield Road, Hanwell, W7



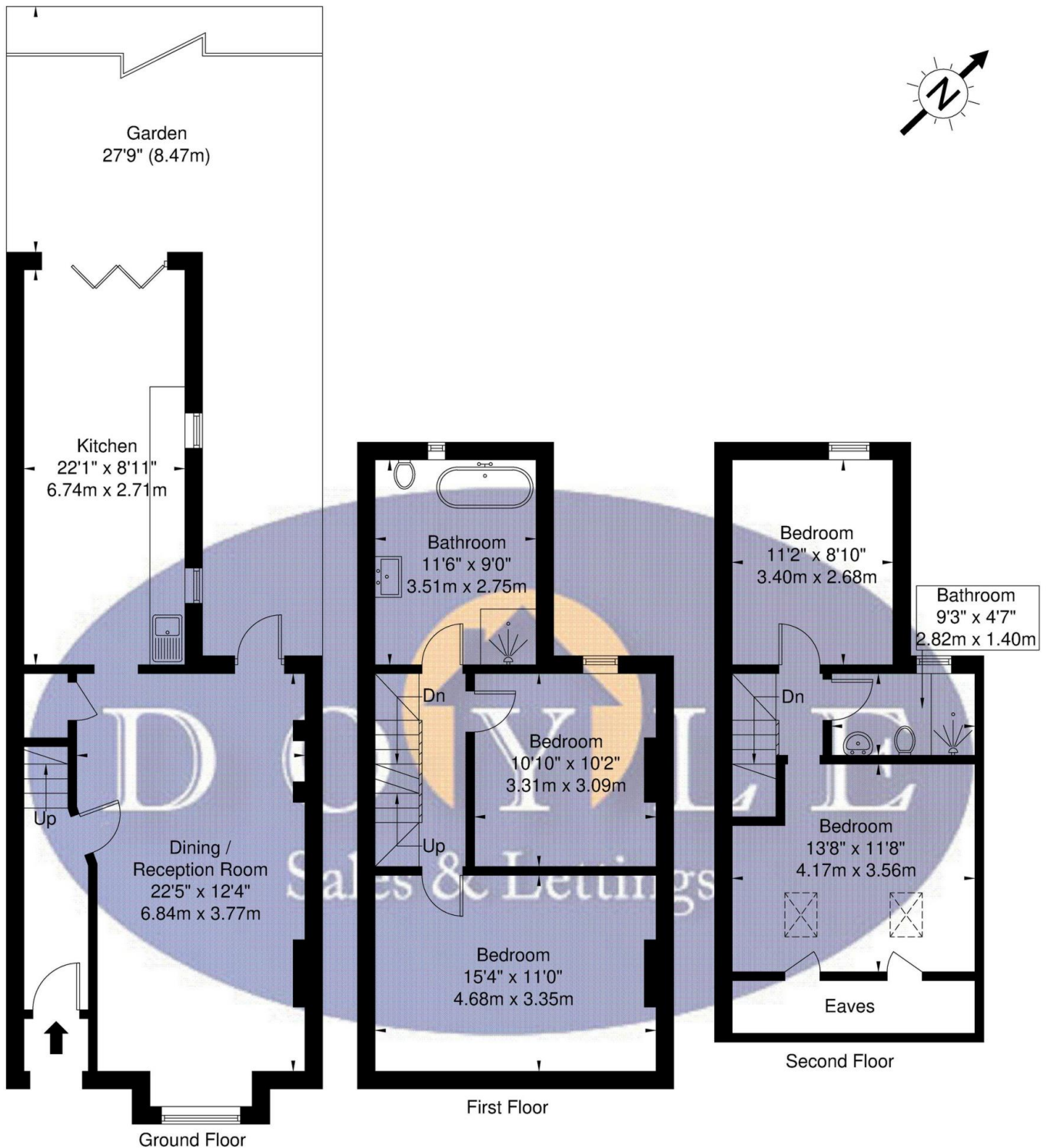
- 4 Double Bedrooms
- Almost 1,400 Sq Ft
- Extended Loft & Kitchen
- Superb Condition
- Underfloor Heating
- Close To Crossrail

A truly stunning extended 4 double bedroom Victorian family home on a popular residential tree lined road close to Hanwell Station. This magnificent property boasts 1,394 sq ft of bright, spacious, living accommodation and comprises entrance hallway, bay fronted reception room, dining room and extended kitchen/breakfast room with bi folding doors to the garden. On the first floor there are 2 double bedrooms and spacious family bathroom with separate large shower. The loft conversion hosts 2 further double bedrooms and shower/wet room. Benefits include newly tiled and paved front garden, private rear Greek style garden with custom horizontal fencing, fitted shutters, marble worktops and underfloor heating in the kitchen and bathrooms. Framfield Road is situated close to Hanwell (Crossrail) and Drayton Green stations, excellent school catchment, bus routes, road networks, Bunny Park and local shops on Greenford Avenue.



Framfield Road W7 1NG

Approx. Gross Internal Area = 129.5 sq m / 1394 sq ft

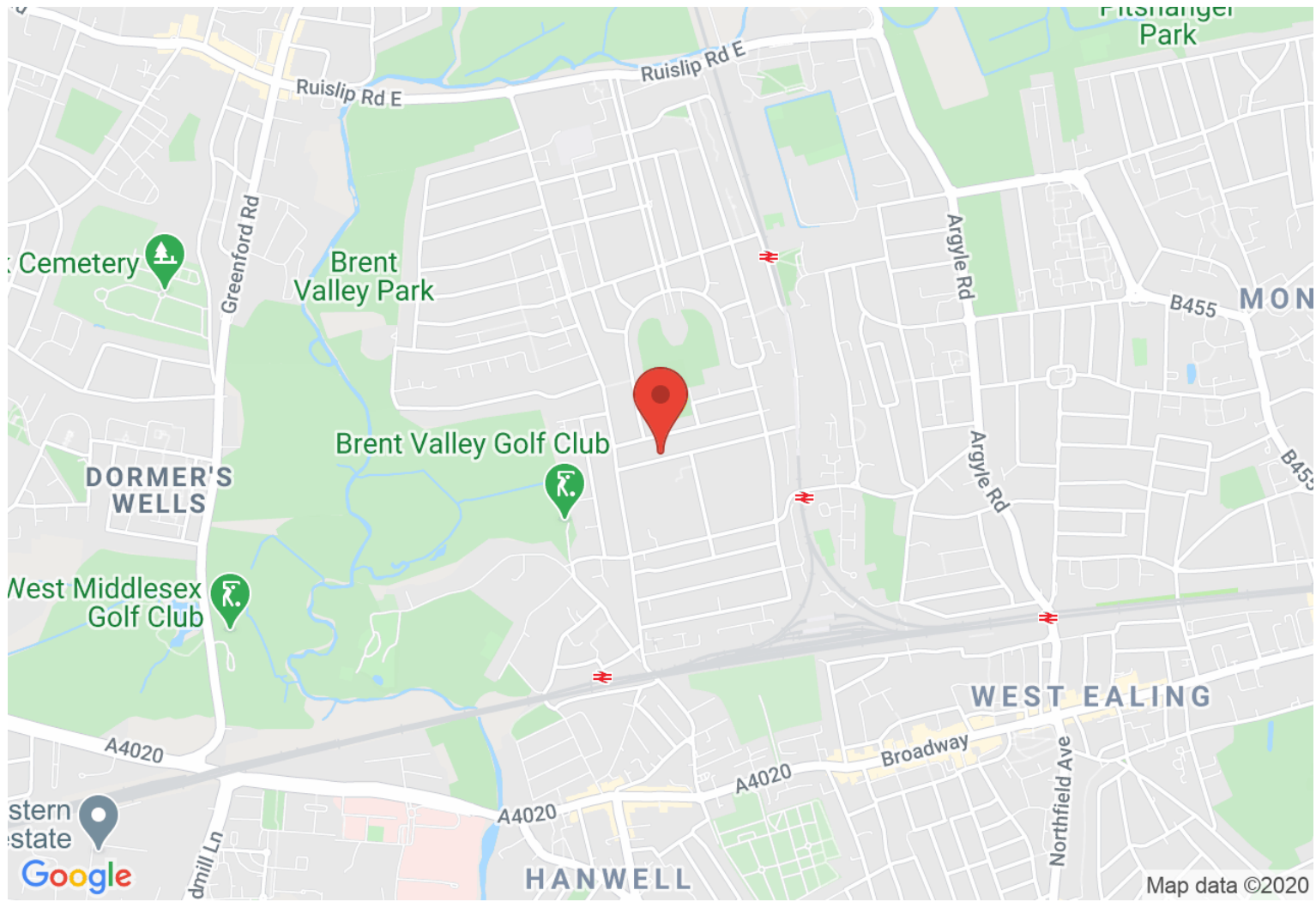


Ref

Copyright THEBLÉUPLAN

Disclaimer : Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Map



VIEWING BY APPOINTMENT WITH AGENTS DOYLE SALES & LETTINGS

11 Broadway Buildings, Boston Rd, Hanwell, London, W7 3TT T: 020 8840 0171 E: info@doylesalesandlettings.co.uk W: www.doylesalesandlettings.co.uk

General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.

Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalizing their offer to purchase.

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS OR TENANTS. NEITHER DOYLE SALES & LETTINGS NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY.

YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.

Written quotations available on request. All loans secured on property. Life assurance is usually required.

EPC Rating D

