

FOR SALE · FIRST-FLOOR APARTMENT

Sandown Close

Hounslow, TW5 9SG

Newly refurbished | Gated residence | Allocated parking

ASKING PRICE

£309,950

HILTONS ESTATES

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BEDROOMS	RECEPTION	BATHROOM	SQ FT	EPC RATING

The Property

Hiltons Estates are pleased to offer this newly refurbished two-bedroom, first-floor corner apartment, set within a gated residence on Sandown Close, Hounslow.

The accommodation comprises an entrance hallway, a generous dual-aspect reception/dining room, a brand-new kitchen, two bedrooms and a brand-new bathroom, with gas central heating throughout.

Outside, residents benefit from communal gardens and private allocated parking within the gated grounds. Offered with a 945-year lease and finished to a very good standard, the apartment will suit first-time buyers and investors alike.

KEY FEATURES

- Two-bedroom first-floor corner apartment
- Private allocated parking within gated residence
- Newly refurbished throughout
- 945-year lease · £2,700 p.a. service charge · £10 p.a. ground rent
- Brand-new kitchen & bathroom
- Communal gardens · gas central heating

AT A GLANCE

PROPERTY TYPE	First-floor apartment
BUILT	1950s – 1970s
ACCOMMODATION	2 bedrooms · 1 reception · 1 bathroom
FLOOR AREA	Approx. 657 sq ft
TENURE	Leasehold · 945 years
SERVICE CHARGE	£2,700 per annum
GROUND RENT	£10 per annum
PARKING	Allocated, secure gated & on-road
LOCAL AUTHORITY	London Borough of Hounslow



RECEPTION / DINING ROOM

Inside the Apartment



KITCHEN



RECEPTION / DINING ROOM



BEDROOM ONE



BEDROOM TWO



BATHROOM

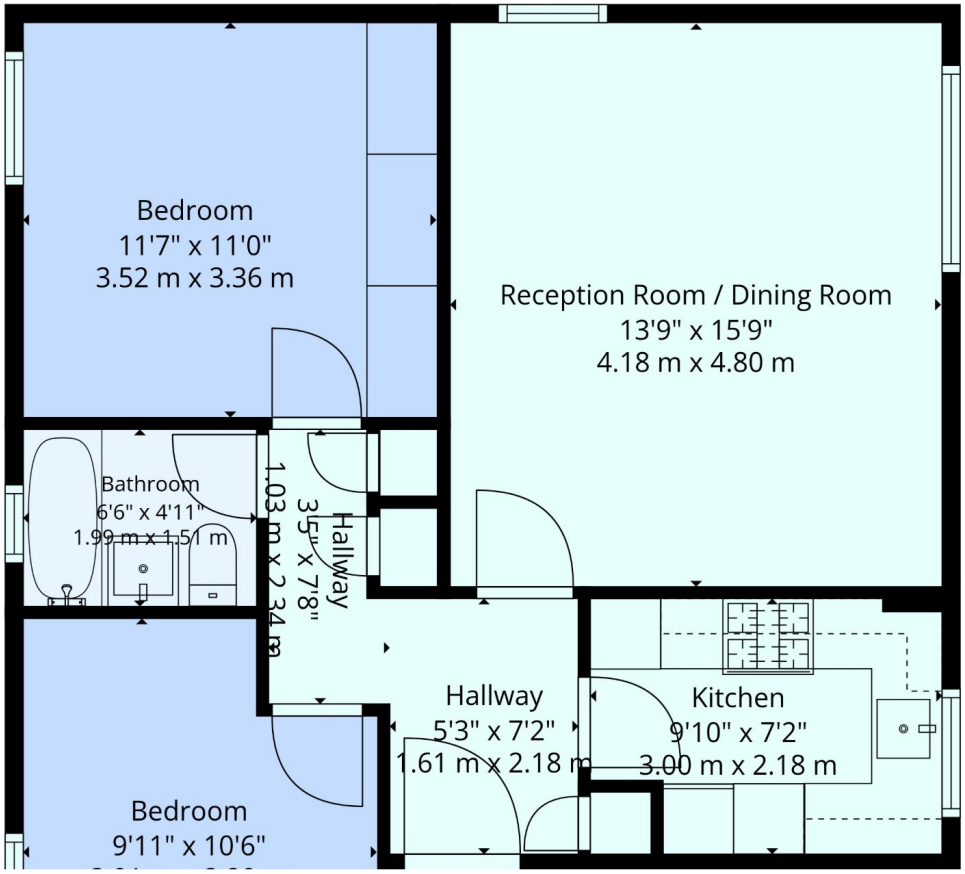


HALLWAY



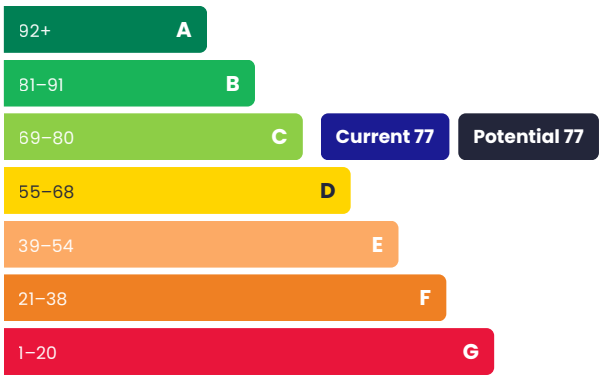
GARAGE

Floor Plan & Information



FLOOR PLAN FOR ILLUSTRATIVE PURPOSES ONLY · NOT TO SCALE

ENERGY PERFORMANCE



ARRANGE A VIEWING

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AGENTS NOTE

These particulars are provided for guidance purposes only and do not form part of any offer or contract. All measurements, floor areas and distances are approximate. Services, systems and appliances have not been tested and no warranty is given as to their condition or operability. Photographs are for illustration only and fixtures or furnishings shown may not be included in the sale. Lease, service charge and ground rent details should be verified by the purchaser's solicitor. Intending purchasers should satisfy themselves by inspection or otherwise as to the correctness of each statement before entering into any commitment.