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# Uxbridge Road,Hampton Hill,TW12 1SL

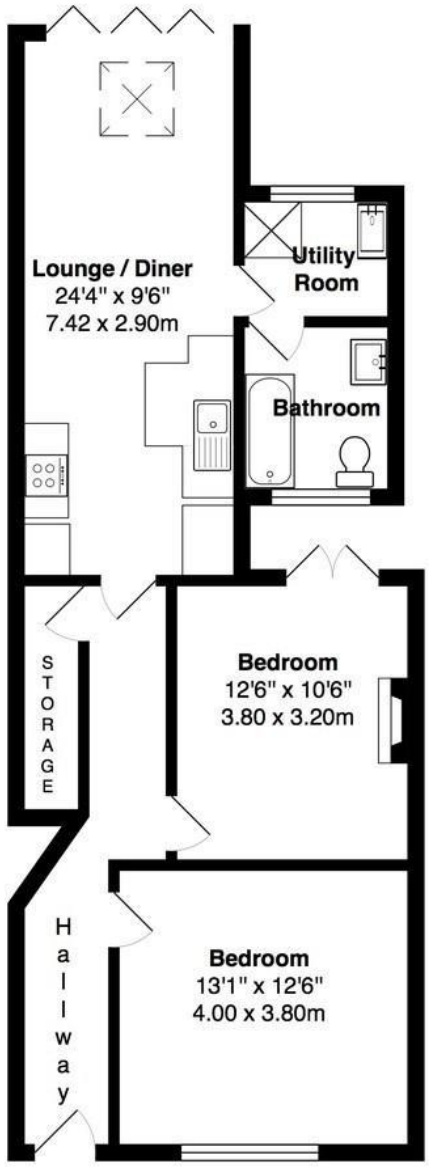
Ground Floor 2 double bedroom Maisonette with a Share of Freehold and a private west facing garden. Situated 0.3 miles from Carlisle Infants, Hampton Hill Nursery and Primary Schools and 0.5 miles from Bushy Park.

Immaculately presented to offer 797 sq ft of well proportioned living space with high specification fixtures, fittings and floorings, double glazed windows and doors, energy efficient appliances, lighting and heating and a powered home office in the garden.

Private front door leads into the hallway with access to the 2 double bedrooms, storage and the stunning open plan living area at the rear. This spacious light filled room has a stylish fitted kitchen, space for dining and seating and doors to the bathroom and a utility room. Folding doors open directly onto the garden with a patio, lawn and home office/store room.

Located 0.5 miles from Hampton Hill High Street shops, bars and restaurants and less than 1 mile from Hampton Village and train station
EPC Rating D

- Ground Floor Maisonette
- 2 Double Bedrooms
- Private West Facing Garden
- Share of Freehold
- Stunning Open Plan Living Space
- High Specification Throughout
- Purpose Built Home Office
- 0.5 Miles from Hampton Hill



TOTAL FLOOR AREA approx.
= 797 Sq.Feet (74 sq.metres)

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