



Websters  
estate agents

# Grenville Mews, Hampton Hill, TW12 1BE

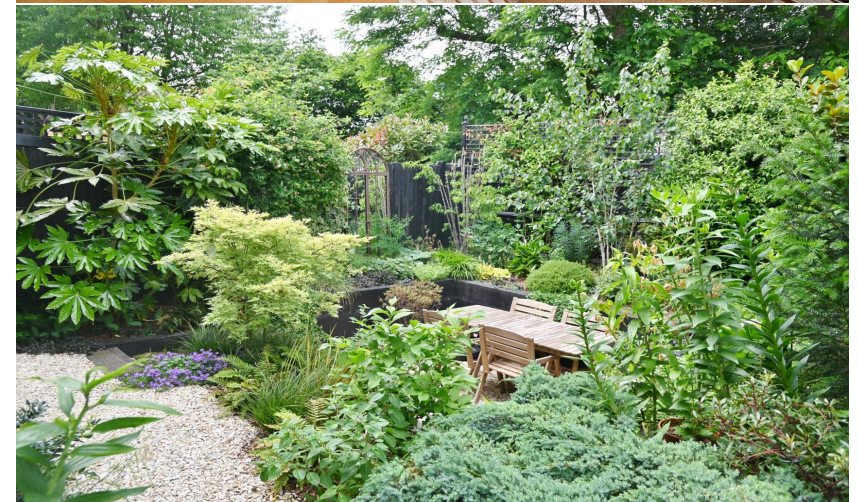
Semi Detached 3 bedroom home in a small residential cul-de-sac with driveway parking and gated access to the private garage. Situated within 0.7 miles of Hampton Hill shops, cafes, restaurants and Bushy Park.

Refurbished to an impressive standard by the current owners to offer 1027 sq ft of well proportioned living space over 2 floors (including the garage) with high specification fixtures, fittings and floorings, newly fitted energy efficient boiler and heating system, new electrics, double glazed windows and doors, stylish contemporary features and decor throughout and potential to convert the garage to a home office/garden room.

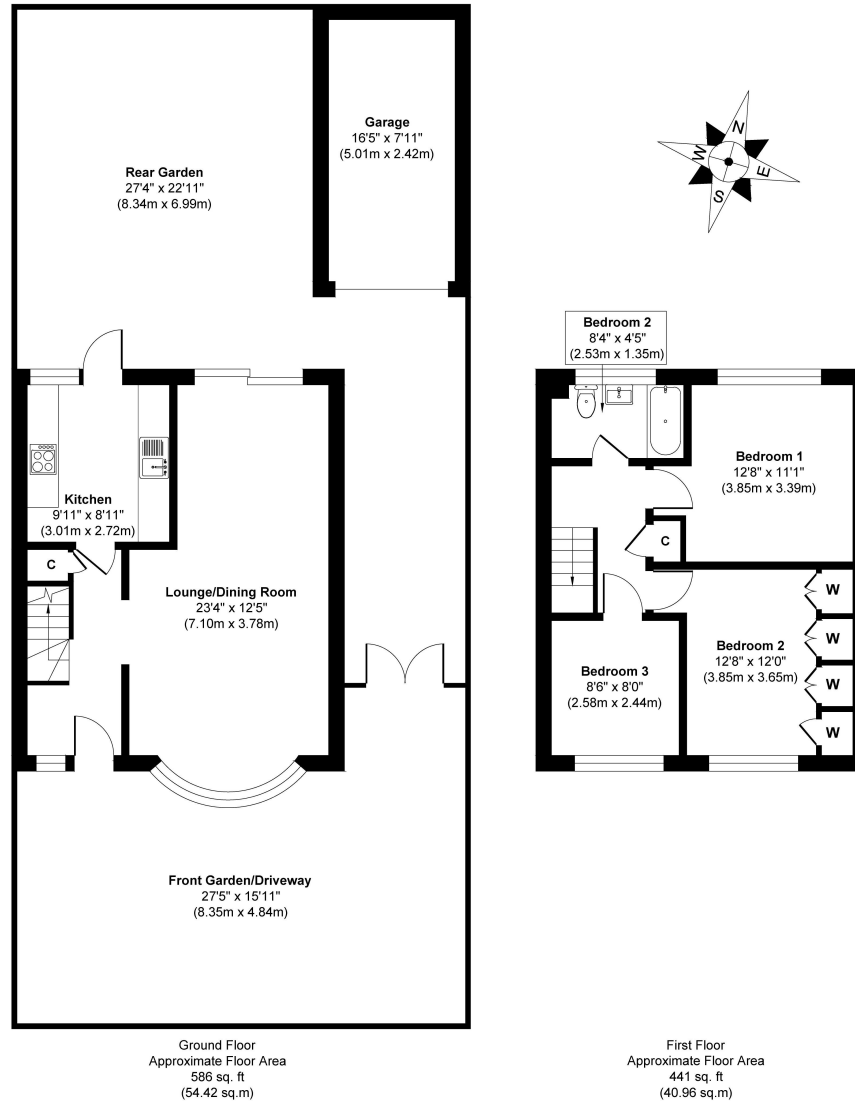
Entrance hallway leads through to the dual aspect living/dining room and the separate fitted kitchen. Doors open onto the landscaped garden with a sunken seating area, mature planting and access to the garage and the gated driveway at the side of the house. On the first floor are 3 bedrooms, the family bathroom and hatch access to loft storage.

Located 0.3 miles from Hampton Hill Junior, 0.6 miles from Carlisle, Lady Eleanor Hollis and Hampton Boys Schools and 0.8 miles from the A316 with direct access to the M3/M25 and central London  
EPC Rating C

- Semi Detached 3 Double Bedroom Home
- Refurbished to a High Specification Throughout
- Driveway Parking, Garage and Landscaped Garden
- Dual Aspect Open Plan Living Room
- New Electrics, Boiler and Heating System
- 0.7 Miles from Hampton Hill and Bushy Park
- Within 0.8 Miles of Popular Schools



## Grenville Mews, TW12



**Approx. Gross Internal Floor Area 1027 sq. ft / 95.38 sq. m**

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### Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

