

**Shaw  
& Co**  
ESTATE  
AGENTS

**£625,000**

**North Hyde Lane**

HOUNSLOW, TW5 0EH

## PROPERTY SUMMARY

A delightful 3 Bedroom semi-detached property offering a perfect blend of comfort and convenience. The property boasts a spacious layout that is ideal for families or those seeking extra room.

The house features two inviting reception rooms, leading into an extended kitchen/dining area, providing ample space for relaxation and entertaining, there is also a ground floor w/c shower room. To the first floor there are three well-proportioned bedrooms and a family bathroom suite.

Other benefits include, a fully self-contained annex located at the rear of the garden. Front off street parking and access to garage via shared drive, making it a convenient choice for families with multiple cars.

Situated in a popular location, this semi-detached house is well-connected to local amenities and transport links, ensuring that everything you need is within easy reach. Whether you are looking to settle down in a welcoming community or seeking a property with potential for future growth, this home on North Hyde Lane is a wonderful opportunity not to be missed.

3



2



2





Approximate Gross Internal Area = 99.62 sq m / 1072 sq ft  
 Garage = 15.26 sq m / 164 sq ft  
 Outbuilding = 25.32 sq m / 273 sq ft  
 Total = 140.20 sq m / 1509 sq ft



**LOCAL AUTHORITY**

Hounslow

**TENURE**

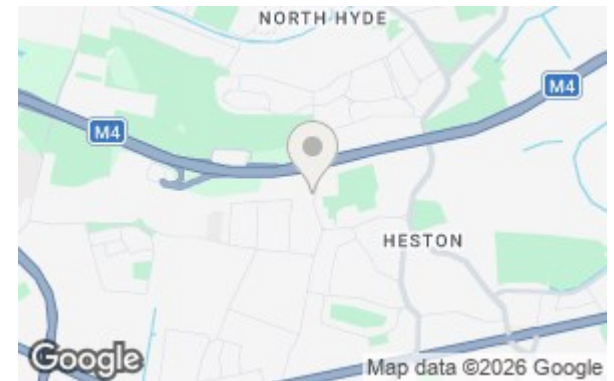
Freehold

**COUNCIL TAX BAND**

**VIEWINGS**

By prior appointment only

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.  
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