

Lot 25

59 Rodney Road, WHITTON, Twickenham,
Middlesex TW2 7AW

GUIDE PRICE: £280,000



EXTENSIVELY EXTENDED END TERRACED HOUSE WITH VACANT POSSESSION

This extensively extended end of terrace house offers spacious flexible accommodation and may be suitable as a family dwelling or for HMO purposes, subject to obtaining the relevant permission. The property is being utilised as a five bedroom unit. The planning permission for the rear and side extension was granted in 1999 and the planning for the conservatory in 2000. The property benefits from gas fired central heating and double glazing, although it does require some modernisation. The property is situated in a secluded cul de sac and is being sold with the benefit of full vacant possession.

LOCATION

Whitton forms part of the Borough of Richmond upon Thames which lies within the affluent south western quadrant of Greater London, approx. 8 miles south west of Central London, 4 miles north of Kingston-upon-Thames, 5 miles south of Ealing and 6 miles west of Putney. The town benefits from excellent road communications, being situated on the A316 dual carriageway, which links directly to the M3 motorway and the A4 at Chiswick to the north east, which in turn provides access into the centre of London. Major facilities include the Kew Retail Park. Rodney Road is situated off Nelson Road which connects to the A314 Hanworth Road.



ACCOMMODATION

Porch, hallway, cloakroom, lounge 23'8 x 10'2, kitchen 9' x 9', utility 7'7 x 5'4, inner hall, bedroom one 13'9 x 12' with ensuite, bedroom two 16' x 14'5, conservatory 9' x 7', first floor landing, bedroom three 12' x 10'1, bedroom four 11'4 x 10'1, bedroom five 9'4 x 9'2.

TENURE

Freehold.

LOCAL AUTHORITY & TAX RATING

London Borough of Richmond Upon Thames: 0208 891 1411
Council Tax Band: D

POPULATION & EMPLOYMENT

The borough has a population recorded of 172,355 with an estimated 76% employment rate.

VENDORS SOLICITORS

Bana Vaid Associates
Bridgewater House
866 Uxbridge Road
Hayes
Middlesex UB4 0RR

0208 813 6262

STARTING BID

NOTES

FINAL BID

SOLD ■ UNSOLD ■ SOLD PRIOR ■ WITHDRAWN ■