

RIVERHOMES

Hearne Road
Chiswick W4

£1,195,000
Freehold



Hearne Road Chiswick W4

A charming, recently refurbished, period home located in one of Strand on the Green's most desirable roads moments from the River Thames and within catchment of the highly regarded Strand on the Green Primary School. The property is presented in excellent condition throughout providing two separate reception rooms, open-plan fitted kitchen/breakfast room with modern appliances, three good sized bedrooms, modern family bathroom, en suite shower room to the second floor and a further study room. The

property is being sold with no onward chain whilst benefits from the potential to extend further to the ground floor subject to the usual planning consents, a private landscaped garden, outbuilding, which could be converted to a home office or a garden room, and an array of period style features. Hearne Road is ideally located for access to the walks, historic pubs and restaurants along this stretch of the Thames. Kew Bridge (National Rail to Waterloo) and Gunnersbury (Underground) are the closest stations and for the motorist the A4/M4 and A316 are close by.

KEY FEATURES

Three bedrooms

Two reception rooms

**Within catchment of the highly regarded
Strand on the Green Primary School**

**Open-plan fitted kitchen/breakfast room
with modern appliances**

No onward chain

**Potential to extend further to the ground
floor subject to the usual planning
consents**

A private landscaped garden





ENERGY PERFORMANCE CERTIFICATE

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

KEY INFORMATION

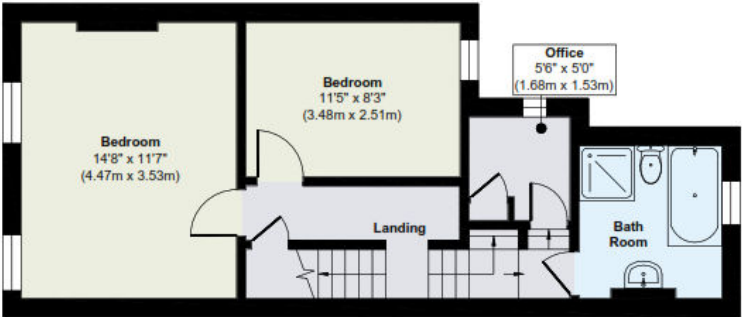
- Local authority:

London Borough of Hounslow
- Internal area:

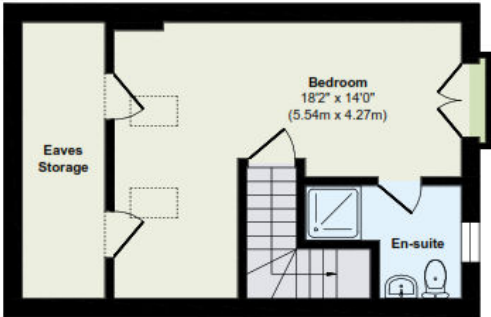
1,395 sq. ft. / 129.60 sq. m.
- Council tax band:

F
- No. of bedrooms:

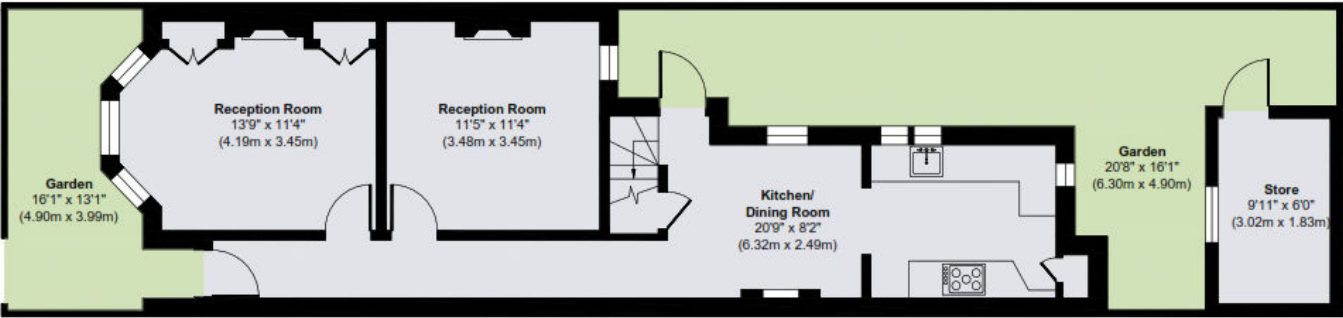
3



First Floor
Approximate Floor Area
479 sq. ft
(44.50 sq. m)



Second Floor
Approximate Floor Area
283 sq. ft
(26.30 sq. m)



Ground Floor
Approximate Floor Area
633 sq. ft
(58.80 sq. m)

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