

## MAYFIELD GARDENS, HANWELL



£675,000

Tuffin & Wren are privileged to offer for sale this beautifully presented, semi-detached family home situated in a popular and convenient residential location. Expertly remodelled and refurbished by the present owners, the property now boasts light-filled, contemporary styled living accommodation that features; 3 bedrooms, separate reception room and a wonderful, open-plan kitchen/dining space with a superb integrated kitchen area and island/breakfast bar. Other benefits include the luxurious family bathroom, a generous & secluded rear garden complete with summer house and very handy off street parking.

# TUFFIN & WREN

*Independent Estate Agents*

**Front Reception Room**



**Stylish Open-Plan Kitchen/Dining**



**Kitchen/Dining Spaces - Alternative View**



**Luxurious Family Bathroom**



**Generous Rear Garden & Summer House**



## Further Information

For more details please call us on **020 8840 0993** or send an email to [homes@tuffin-wren.co.uk](mailto:homes@tuffin-wren.co.uk).

Please note it is not our company policy to test services, heating systems and domestic appliances, therefore we cannot verify that they are in working order. Prospective purchasers are advised to obtain verification from their solicitors and/or surveyors.

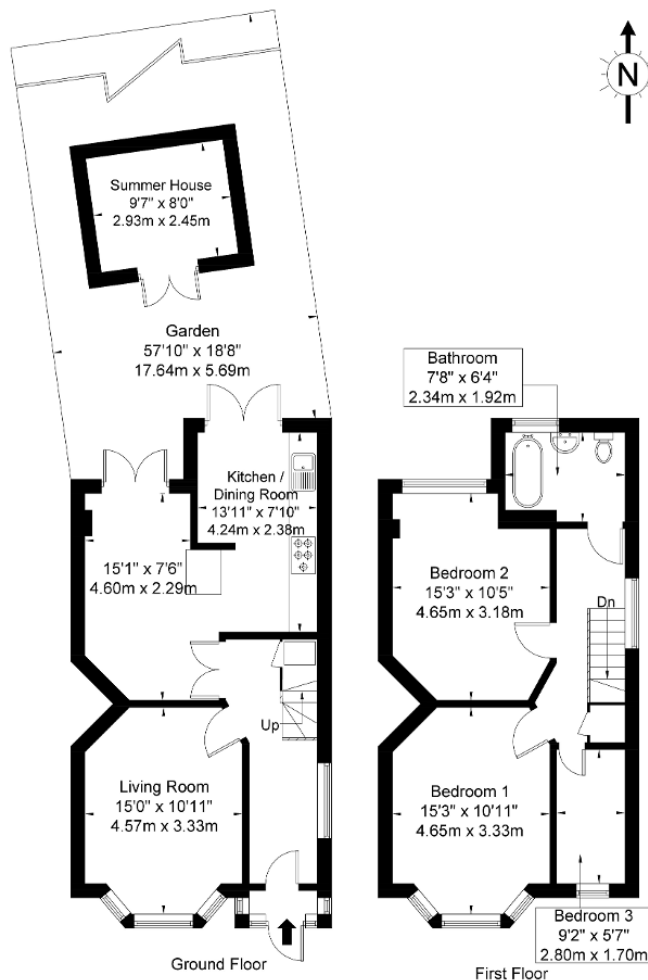


## Mayfield Gardens, W7 3RD

Approx. Gross Internal Area = 91.9 sq m / 989 sq ft

Summer House = 7.2 sq m / 77 sq ft

Total = 99.1 sq m / 1066 sq ft



Ref

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**BLEU  
PLAN**

Disclaimer : Floor plan measurements are approximate and are for illustrative purposes only  
While we do not doubt the floor plan accuracy and completeness, you or your advisors should  
conduct a careful, independent investigation of the property in respect of monetary valuation

Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		87   B
69-80	C		
55-68	D	64   D	
39-54	E		
21-38	F		
1-20	G		