



Strand House, Kew Bridge Road, Brentford, TW8

Asking Price: £370,000

 Benham
& Reeves

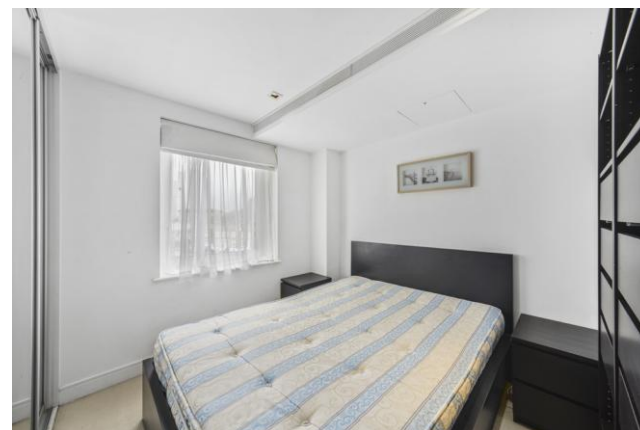
Strand House, Kew Bridge Road, Brentford, TW8

 1 Bedroom (s)  1 Bathroom (s)  Leasehold

This bright one bedroom apartment spans 409 square feet (approximately) and comprises an open-plan reception room with a wooden floor and floor-to-ceiling windows that lead to a private south-west-facing balcony. There's a fully fitted kitchen with integrated appliances, a good-sized bedroom with storage space, and a fully tiled bathroom. Other benefits include air conditioning and underfloor heating.

The development further benefits from a 24-hour concierge, communal garden, secure underground parking, and residents' gym. Kew Village is nearby and offers a fine selection of historic buildings, country-style pubs, trendy restaurants, and boutique shops to explore. Kew Bridge West's location, close to the River Thames, makes it an ideal place to take a scenic stroll.

The property is located just a few moments away from Kew Bridge mainline station, which has direct services to Waterloo station in just 30 minutes. The property is also near the A4/M4, providing motorists with convenient travel links in and out of London.



Strand House, Kew Bridge Road, Brentford, TW8

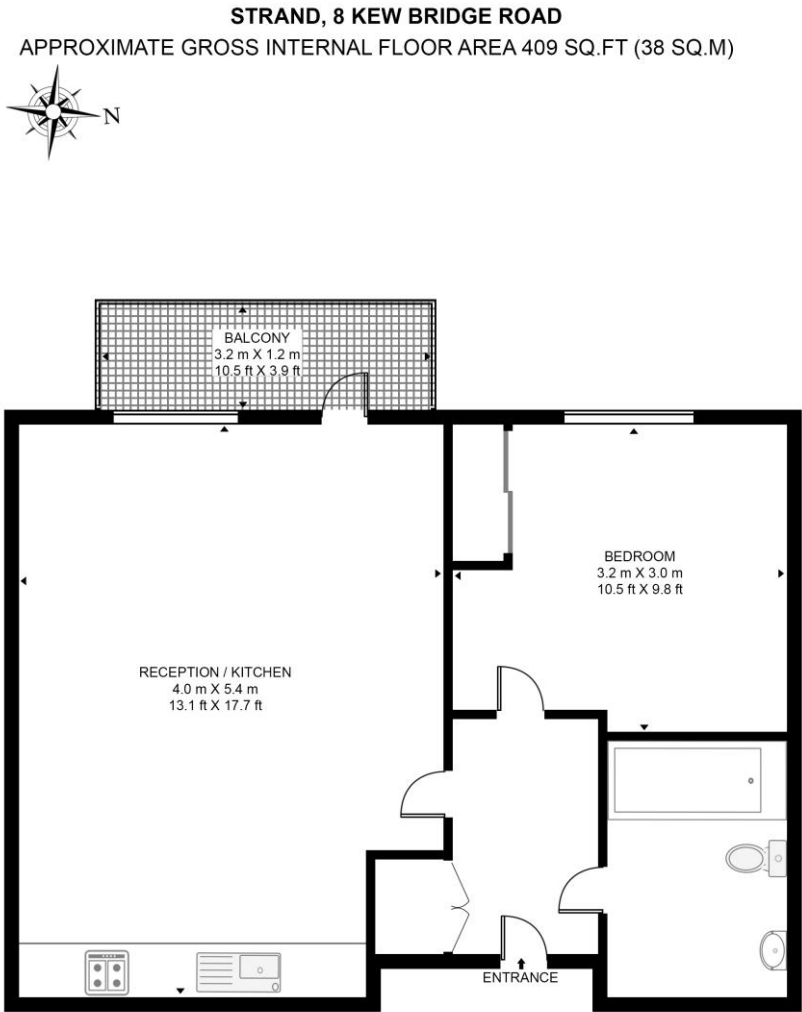


Property Features:

- One Bedroom
- One Bathroom
- Third Floor
- 403 Square Feet (Approx.)
- Private West-facing Balcony
- 24-Hour Concierge
- Residents' Gym
- Communal Garden
- Kew Bridge Station (South Western Railway. Zone 3)



Strand House, Kew Bridge Road, Brentford, TW8



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	78 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

THIRD FLOOR

This floor plan has been defined by the RICS Code of Measurement. This floor plan and all others are for approximate representative purposes only and upon usage is agreed to as such by the client.
WWW: hdivirtualart.com | TEL: 0203.974.1567 | EMAIL: info@hdivirtualart.com

Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Asking Price:	£370,000
Tenure:	Leasehold Expires 31/05/3010 Approximately 984 Years Remaining
Ground Rent:	£200.00 (per annum) Review Period: 20 years Next: 2031
Service Charge:	£330.52 (per annum) for the year 2025
Anticipated Rent:	£1,850.00 pcm Approx. 6.0% Yield

Viewings:

All viewings are by appointment only through our Kew Office.

Our reference: NIN240078

T: 020 3282 3700

E: kew.sales@benhams.com

W: www.benhams.com

Disclaimer: These particulars are for guidance purposes only and do not form part of an offer or contract. Whilst care has been taken in their preparation, Benham and Reeves or the vendor shall not be held responsible for any inaccuracies. You should not rely on statements by Benham and Reeves Ltd in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only. The photographs appearing in these particulars show only certain parts of the property at the time when the photographs were taken. It should not be assumed that the property has all or any of the necessary planning permission, building regulation consent approval or other required consents for its previous, present or future intended usage. Any intending purchasers must satisfy themselves by inspection or by taking appropriate professional advice. Benham and Reeves Ltd has not rested any of the equipment, fittings or facilities.

London | Canary Wharf | City | Colindale | Dartmouth Park | Ealing | Fulham | Hampstead
Hammersmith | Highgate | Hyde Park | Kensington | Kew | Knightsbridge | Nine Elms
Surrey Quays | Shoreditch | Wembley | Wapping | White City | Woolwich

International | China | Hong Kong | India | Israel | Malaysia | Middle East | Pakistan
Singapore | South Africa | Turkey

