



Hayes End, Middlesex

First Floor Maisonette | One Bedroom | Gas Central Heating | Kitchen and Living Area

Double Glazed Windows | Bathroom | Within 1 1/2 Miles of Hayes and Harlington Station | EPC Rating: C

This one bedroom first floor maisonette is situated on the outskirts of Central Hayes Town within close proximity to Lake Farm Country Park. The lease has 94 years remaining and comprises of a lounge, kitchen, bathroom, own entrance, gas central heating and double glazed windows. An ideal first time buy or potential let, this property is located within a mile and a half's distance of Hayes and Harlington train station which will benefit from Crossrail in 2019 and the regeneration of central Hayes. Located on the U5 bus route which provides excellent access to Uxbridge Town Centre via Stockley Business Park and Hayes Town Centre which boasts ample shopping opportunities. Offered with immediate possession.

Asking Price: £219,950

Hayes End, Middlesex

Market Appraisal through our national network of branches.

OWN ENTRANCE

Door to.. carpet, radiator and three storage cupboards.

KITCHEN

3.66m (12' 0")0 x 1.83m (6' 0")6

Double glazed window front aspect, wall and floor mounted units with work tops, four ring gas hob with overhead extractor hood and built in oven, tiled splash backs, space for washing machine, space for fridge freezer, walk in cupboard, radiator, power points and a wall mounted central heating boiler.

LOUNGE

4.27m (14' 0")10 x 2.74m (9' 0")11

Double glazed window rear aspect, radiator, laminate flooring and power points.

BEDROOM

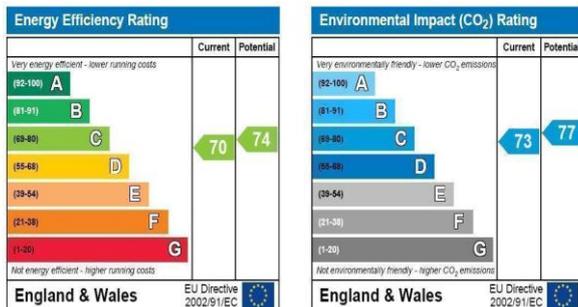
3.66m (12' 0")1 x 2.74m (9' 0")7

Double glazed window, ceiling to floor fitted wardrobes and a radiator.

BATHROOM

Double glazed frosted window, tiled walls, panel enclosed bath with mixer tap and shower attachment, pedestal wash hand basin, low level W.C and a heated towel rail.

ENERGY PERFORMANCE RATING



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

OPENING HOURS

Monday - Thursday: 09:00 - 19:00

Friday: 09:00 - 18:00

Saturday: 09:30 - 16:30

Sunday: closed

FREE MARKET APPRAISAL

If you are thinking of selling or letting your home, Hunters would be pleased to provide free, no obligation sales, letting and marketing advice. Even if your home is outside our area, we can arrange a

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DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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