

Waltham Avenue, Hayes

Asking Price £535,000



Waltham Avenue, Hayes

DESCRIPTION

Situated on a popular, residential street is this well presented, three bedroom, semi detached home on Waltham Avenue in South Hayes. The property has been well kept throughout and offers further potential to extend subject to planning permission.

The property comprises entrance porch to hall, through lounge reception room, modern fitted kitchen which has been extended, ground floor w.c, three first floor bedrooms and a modern shower room. Outside, the property has off street parking along with a shared driveway, single garage and a generous rear garden being part paved and part lawn.

Waltham Avenue is set off Dawley Road and is prominently located being nearby to local schools, bus links and amenities. The Hayes and Harlington Station is under a mile away now servicing the Elizabeth Line and you are a short drive from Heathrow Airport & the A312/A40/M4 motorway links. Contact us today for more information or to book your viewing!

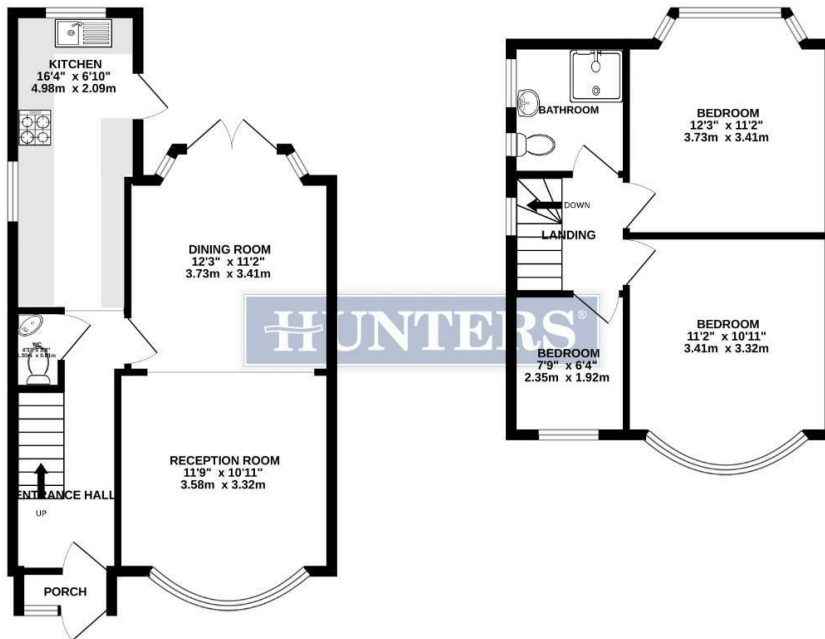
- Three Bedroom
- Semi Detached Home
- Partially Extended
- Through Lounge
- Modern Condition Throughout
- Off Street Parking & Shared Driveway to Garage
- Downstairs W.C
- Modern Shower Room
- Generous Rear Garden
- EPC Rating: D





GROUND FLOOR
472 sq.ft. (43.8 sq.m.) approx.

1ST FLOOR
398 sq.ft. (37.0 sq.m.) approx.

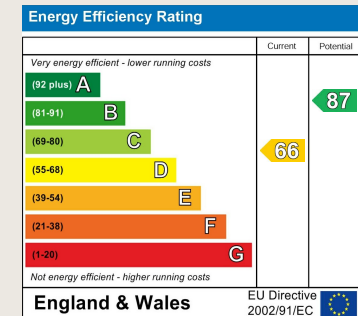


TOTAL FLOOR AREA: 870 sq.ft. (80.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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ENERGY PERFORMANCE CERTIFICATE

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



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.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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