



Monmouth Road, , Hayes, Middlesex, UB3 4JJ

- Ground Floor Maisonette
- One Bathroom
- Large Rear Garden
- Off Street Parking
- BEING SOLD WITH THE FREEHOLD
- Two Bedrooms
- Kitchen
- Garage
- No Chain
- New Lease on Completion

Asking Price £400,000



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DESCRIPTION

****BEING SOLD WITH THE FREEHOLD & NEW LEASE ON COMPLETION**** This rarely available two bedroom ground floor maisonette on Monmouth Road is offered to the market in good condition throughout. With two well-proportioned bedrooms, this property is ideal for small families, couples, or individuals seeking a peaceful retreat.

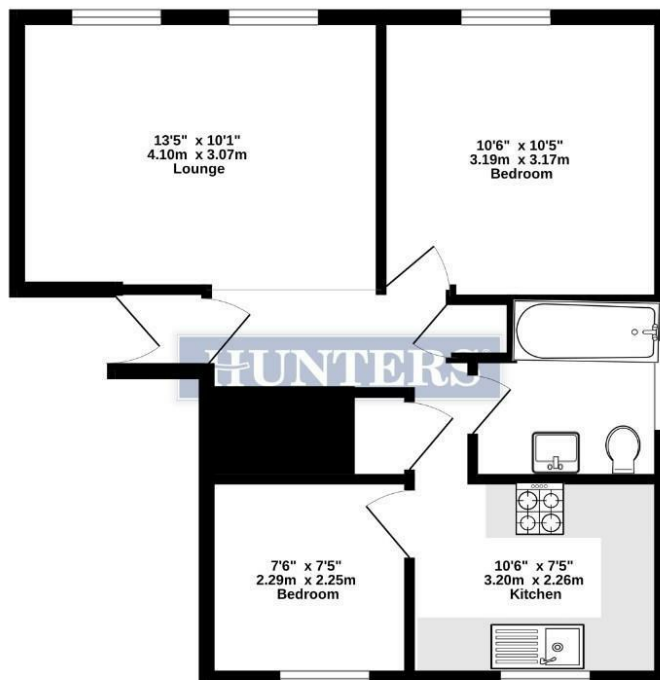
The property features a well-appointed bathroom, designed with modern fixtures to cater to your daily needs. Each room is filled with natural light, enhancing the overall appeal of the home. The property comprises of double glazed windows, gas central heating, lounge, kitchen, bathroom, front and rear gardens.

Situated in a desirable location, this house benefits from easy access to local amenities, including shops, schools, and parks, making it an excellent choice for those who value convenience. The property is conveniently situated in South Hayes and is within walking distance to Hayes and Harlington Station.





GROUND FLOOR
476 sq.ft. (44.2 sq.m.) approx.



TOTAL FLOOR AREA : 476 sq ft. (44.2 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 misstatement. The 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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Viewings

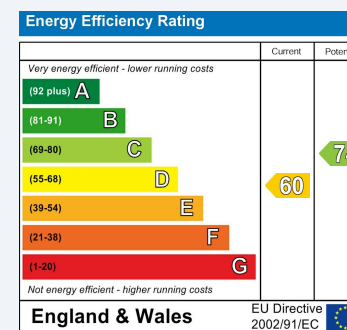
Please contact hayes@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

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.