



- FOUR Bedroom Family Home
- TWO Reception Rooms
- Gas Central Heating
- Off Street Parking Space
- Available From End Of September

- THREE Bathrooms
- Spacious Kitchen Diner
- Private Rear Garden
- Close To Hayes Town Centre
- EPC Rating C

A spacious FOUR bedroom THREE Bathroom family home available to rent in the quiet and popular Silverdale Gardens, Hayes.

This extended property is within a short distance of Hayes Town Centre and Hayes Station and briefly comprises; a porch, entrance hall, spacious front lounge, large second reception room, kitchen/diner and downstairs shower room. The first floor provides; a landing, a main bedroom with an en suite shower room, two further double bedrooms with wardrobes, a single bedroom and a main family bathroom.

Further benefits include; a private, low-maintenance rear garden, an off-street parking space, gas central heating and double glazing. Situated within close proximity of local schools and transport links to Heathrow and Central London via the M4 motorway.

Available from end of September unfurnished.

Price - rent: £2,850 PCM  
 Deposit: £3,288.46 (5 weeks rent)  
 Holding deposit: 1 week's rent £657.69  
 Length of tenancy: Minimum 12 months  
 Local authority: Hillingdon  
 Council tax band: D

Internet Speed: Upto Ultra-fast Download - (up to) 1,000 Mbps Upload - (up to) 924 Mbps

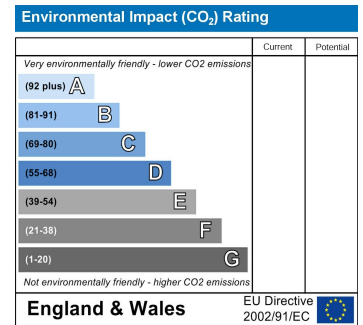
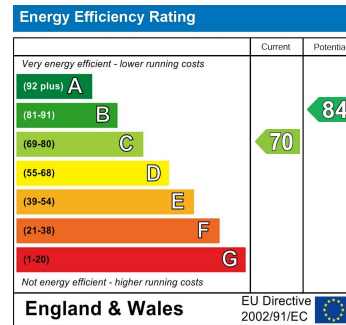
Mobile Coverage (Indoor):  
 Voice

EE - Likely  
 Three - Limited  
 O2 - Likely  
 Vodafone - Limited

Data  
 EE - Likely  
 Three - Limited  
 O2 - Limited  
 Vodafone - Limited

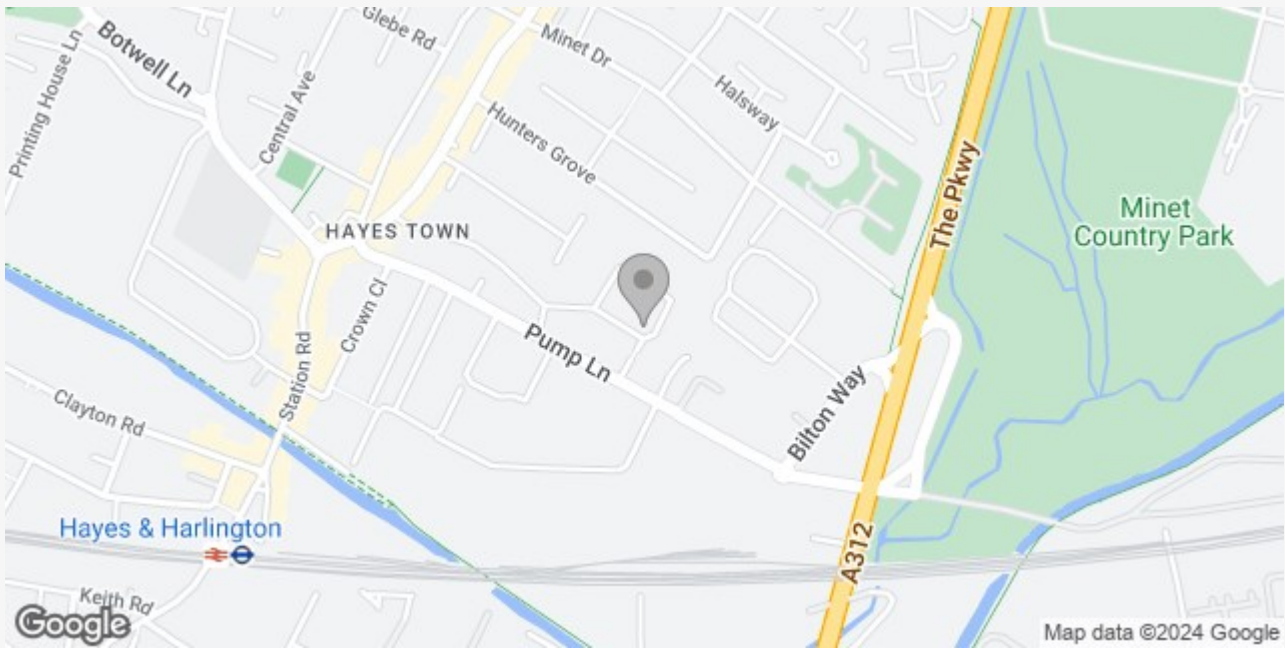
\*Please note all dimensions and descriptions are to be used

as a guide only by any prospective tenant and do not constitute representations of fact or form part of any offer or contract. Internet Speed and Mobile Coverage figures are based on estimates provided by Ofcom at <https://checker.ofcom.org.uk/>



These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.





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We take great pride in being known for our honesty and consistent hard work, so whether you are selling or letting your property or looking to find your ideal home please contact us now and let us assist you further.