





Hiltons Estates are proud to present this beautifully extended and versatile three-bedroom bungalow located on the ever-popular Pinkwell Avenue, Hayes UB3, offered at £624,950. This spacious home features two generous bedrooms on the ground floor and a loft conversion providing a third double bedroom, ideal for families seeking space and comfort.

The property boasts a large open-plan living and dining area, a spacious kitchen/breakfast room, and a modern family bathroom. To the rear, there is a well-designed two-bedroom annexe outbuilding with its own shower room, perfect for use as a home office, gym, studio, or guest accommodation. The front of the property benefits from a paved driveway for up to four vehicles.

Ideally located within walking distance to Pinkwell Primary School, Minet Country Park, local shops, and excellent transport links including Hayes & Harlington Station (Elizabeth Line), offering swift access to Central London and Heathrow Airport.



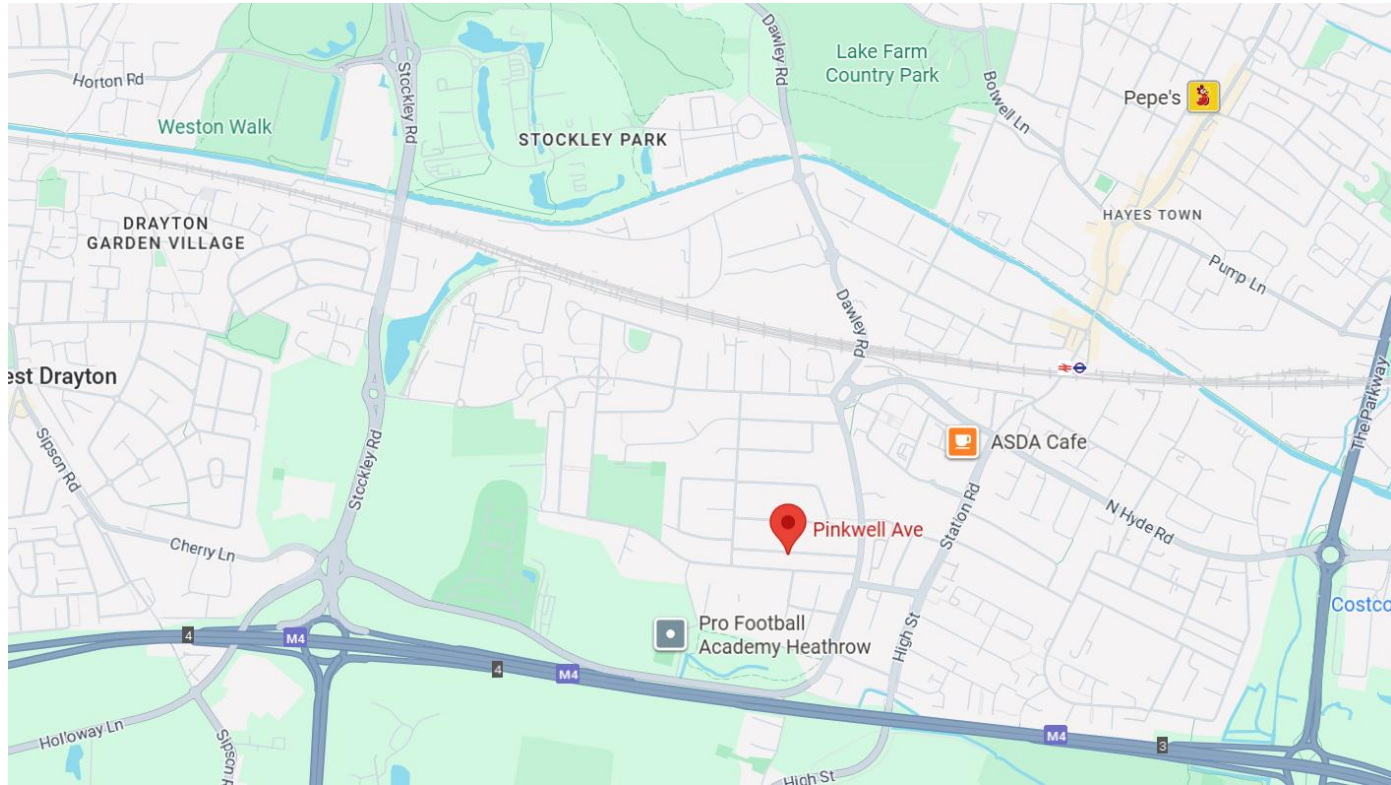
Three-bedroom extended bungalow

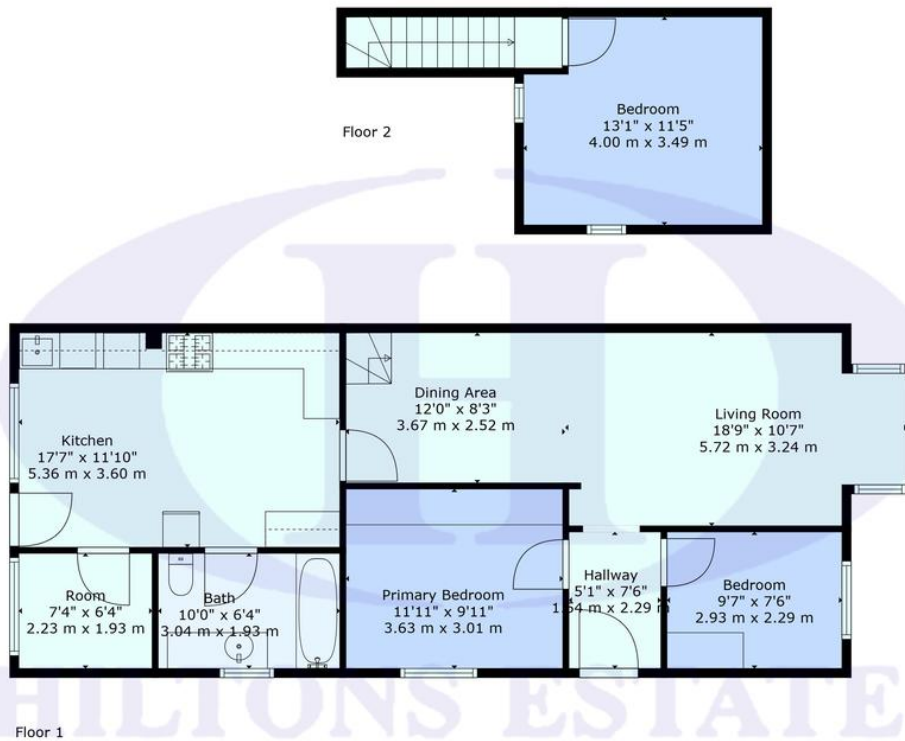
Loft conversion with spacious third bedroom

Large open-plan living and dining area

Generous kitchen/breakfast room

Two-bedroom annex with shower room





Provided For General Guidance And Illustrative Purposes Only. While Every Effort Has Been Made To Ensure Accuracy, Measurements And Layouts Are Approximate And Not To Scale. These Plans Should Not Be Relied Upon For Valuation, Legal, Or Mortgage Purposes. We Recommend All Interested Parties Carry Out Their Own Surveys.



GROUND FLOOR



These plans are provided for general guidance only and are not to be relied upon for valuation, legal, or mortgage purposes. We recommend all interested parties carry out their own surveys.

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.