









Wyatt Close, Hayes, UB4 0BT

# £585,000

- Semi Detached
- Quiet Residential Road
- Off Street Parking
- Close To Transport Links
- Close To Schools / Local Amenities

- Freehold
- Popular Location
- Lovely Condition Throughout
- Double Storey Rear Extension
- Large Apartment In Garden (£1200 p/m Rental)

### **Description**

This stunning accommodation presented to the market in great condition throughout briefly comprises of a spacious open plan lounge/ dining room leading into the sleek fitted kitchen with an island breakfast bar over looking the conservatory which gives access to the rear garden. A downstairs WC and shower room to complete the ground floor.

To the first floor enjoys four double bedrooms and a family bathroom suite.

The front of the property with a paved driveway for off road parking, also gives access to the garage. To the rear a large private garden mainly laid to lawn. With a huge brick built outhouse / studio apartment which currently achieves £1200 P/m rental income.

#### **Situation**

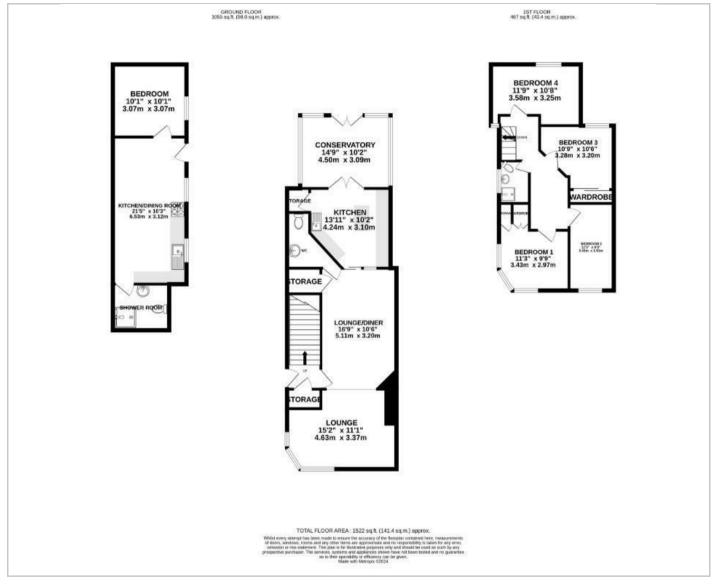
Wyatt Close a popular residential road located in the heart of Hayes. This location offers easy access to a variety of amenities including bus links, the M4/A40 road links (providing access to London and The Home Counties), Heathrow Airport, a number of local shops, restaurants and cafes. The Elizabeth Line runs from Hayes & Harlington Station, making the commute into central London a breeze. A number of high regarded schools in the local area including White Hall junior school.



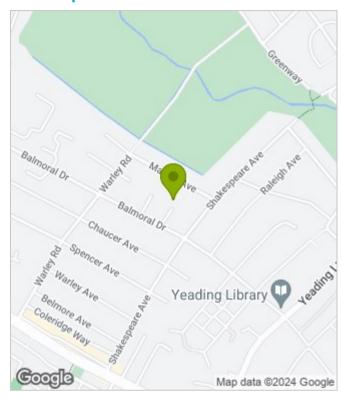




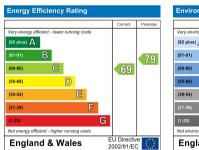
## Floor Plans

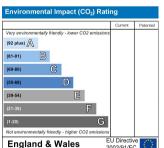


#### **Area Map**



# **Energy Performance Graph**





These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.