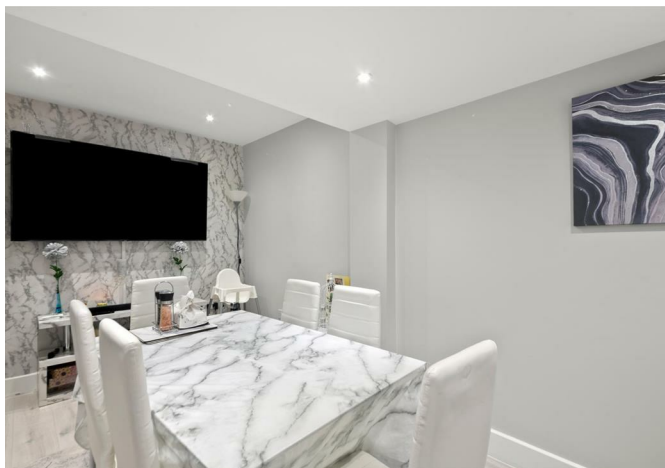


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& MILLER



Mellow Lane East, Hayes, UB4 8ER
£580,000

3 2 1 D



Mellow Lane East, Hayes, UB4 8ER

£580,000

- Three Bedrooms
- Great Condition Throughout
- South Facing Garden
- Brilliant Transport Links
- Family Bathroom
- Detached
- Downstairs W/c
- Hayes End/Hillingdon Border
- Sought After Area
- Scope to Extend (STPP)

Description

This well presented three bedroom semi detached home comprising of a welcoming entrance porch, downstairs bathroom & WC, dining room, kitchen, spacious light filled reception room which provides access to the rear garden.

The first floor enjoys three double bedrooms and a family bathroom.

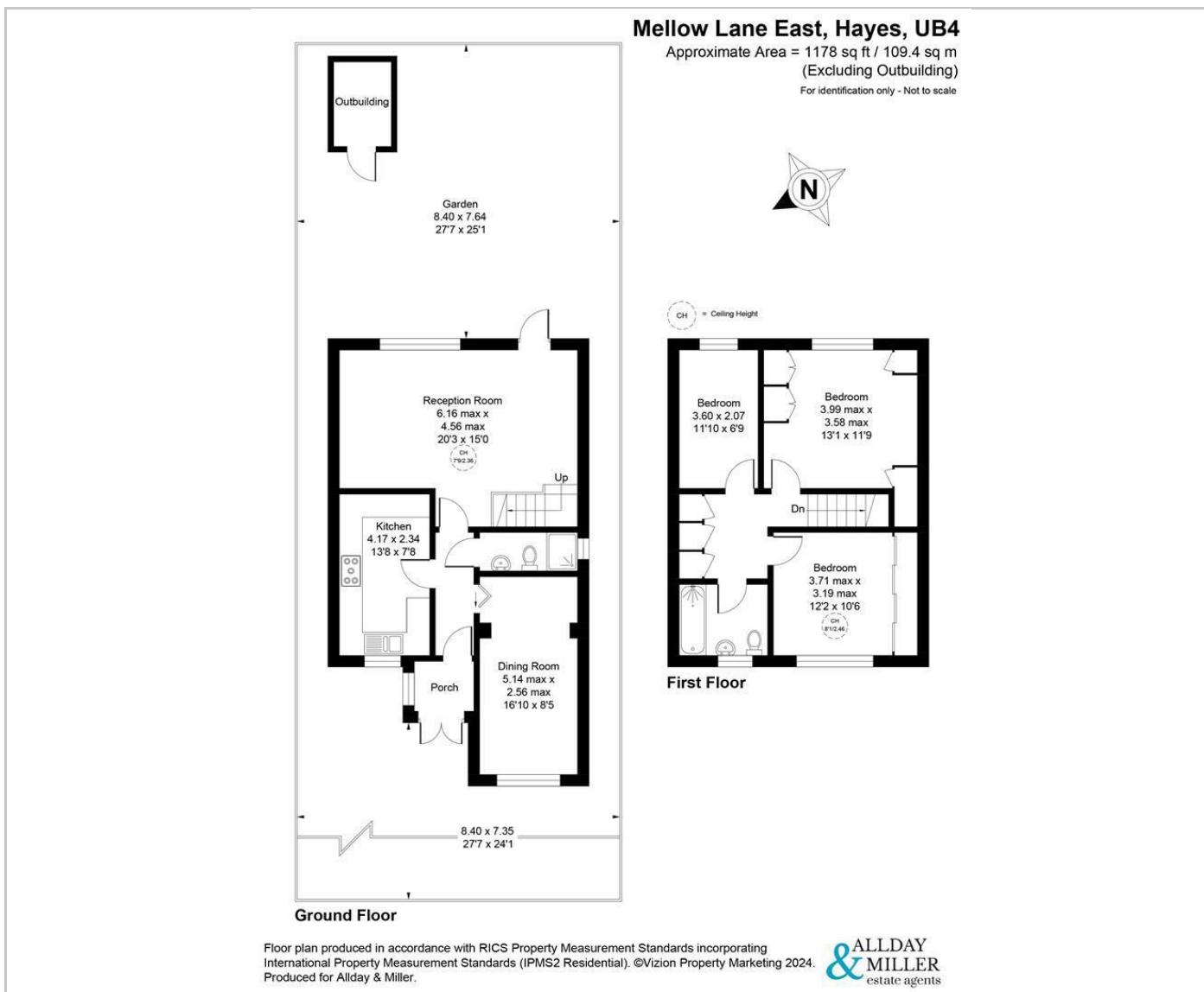
A large front driveway offering off street parking. To the rear boasts a private rear garden with artificial lawn and patio area, also a shed outbuilding.

Situation

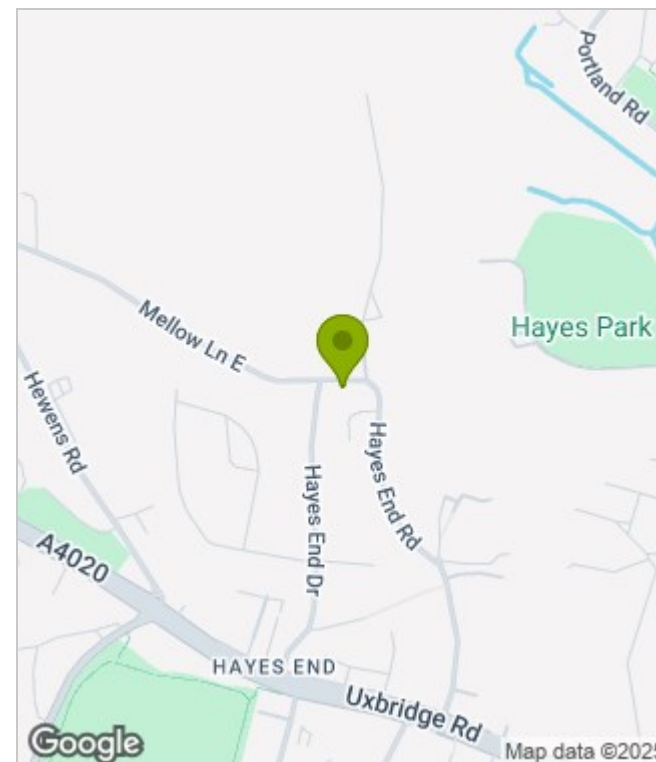
Mellow Lane East is a quiet residential road which is positioned close to farmland yet conveniently located just off the Uxbridge Road within easy reach to local shops, takeaways, coffee shops, bus/road links, Marks & Spencers. Uxbridge town centre a short driveaway with variety of shops, bars and restaurants. The M4/A40/M40 road links to London and the Home Counties. For the commuters Hayes and Harlington station is a 11 minute driveaway with the Elizabeth line making the journey into central London a breeze. Highly regarded schools in the area include Oakwood secondary school and Charville primary school.



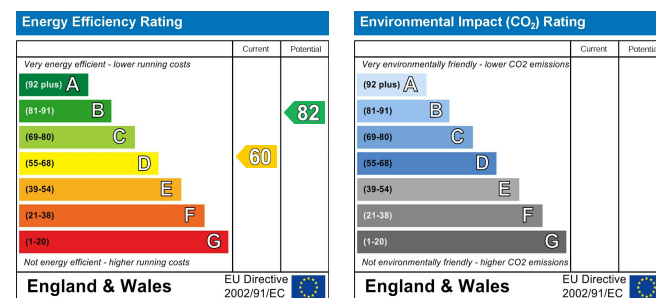
Floor Plans



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.