



Gower House, Barra Hall Circus, Hayes, UB3 2NP  
£310,000





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- Two Double Bedrooms
- Private Garden
- Easy Reach To An Elizabeth Line Station
- Close To Hayes Town Centre
- Split Level Maisonette
- Outbuilding For Storage
- Good Schools Within Walking Distance
- Gas Central Heating

## Description

A perfect opportunity for First Time Buyers or Investors alike. Presented to the market is this spacious duplex maisonette with modern interiors, the property benefits from a private garden and outside storage.

This large split level maisonette presented in good condition, making it an ideal choice for those seeking a comfortable and stylish living space. Comprising of a fitted kitchen, alongside a spacious reception room that provides an inviting area for relaxation and entertaining. The layout is thoughtfully designed to maximize space and light, creating a warm and welcoming atmosphere.

As you ascend to the second floor, you will discover two generously sized bedrooms and a family bathroom.

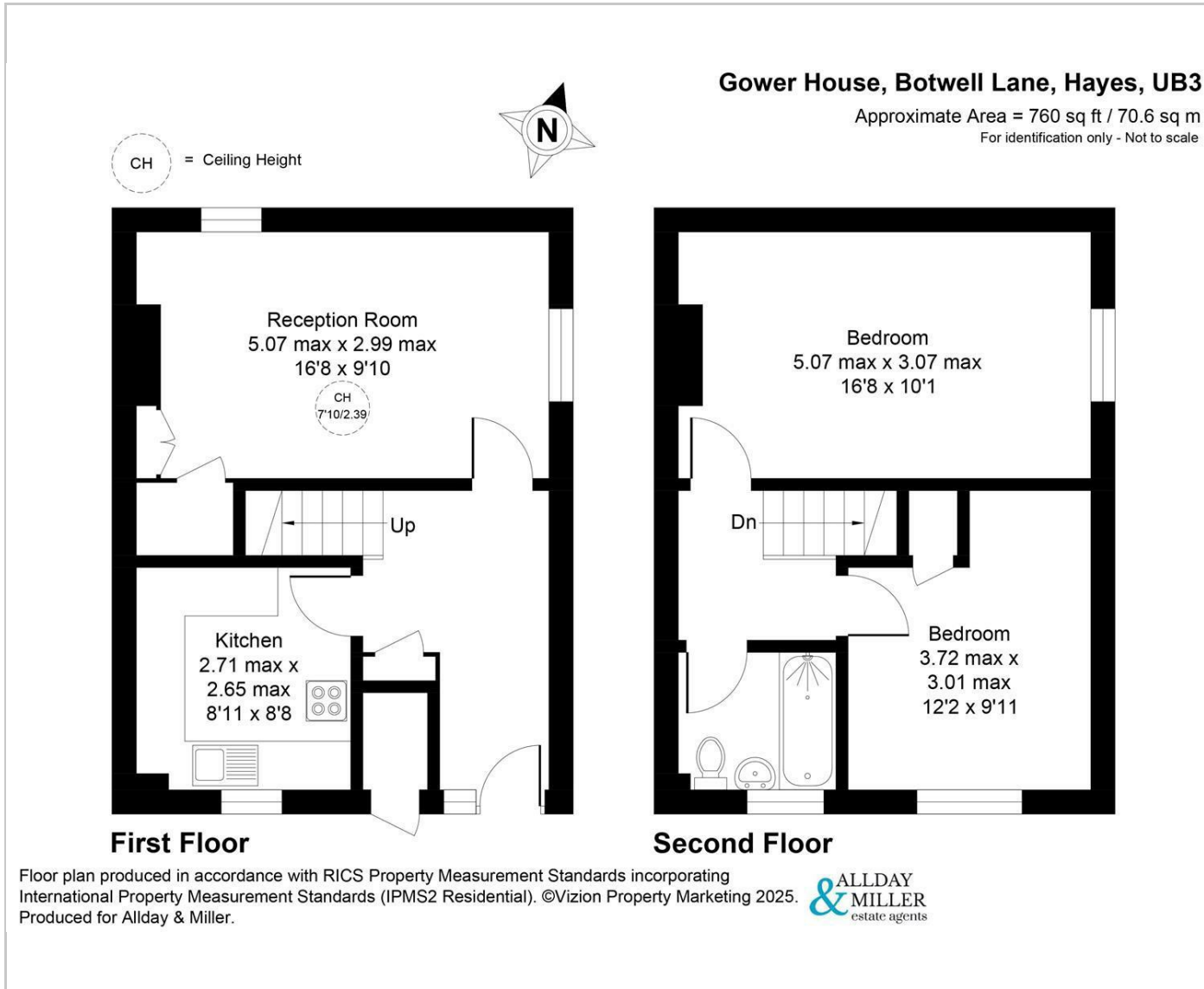
To the rear is a private garden, this outdoor space is perfect for dining and entertainment. The property also benefits from an outbuilding perfect for storage.

## Situation

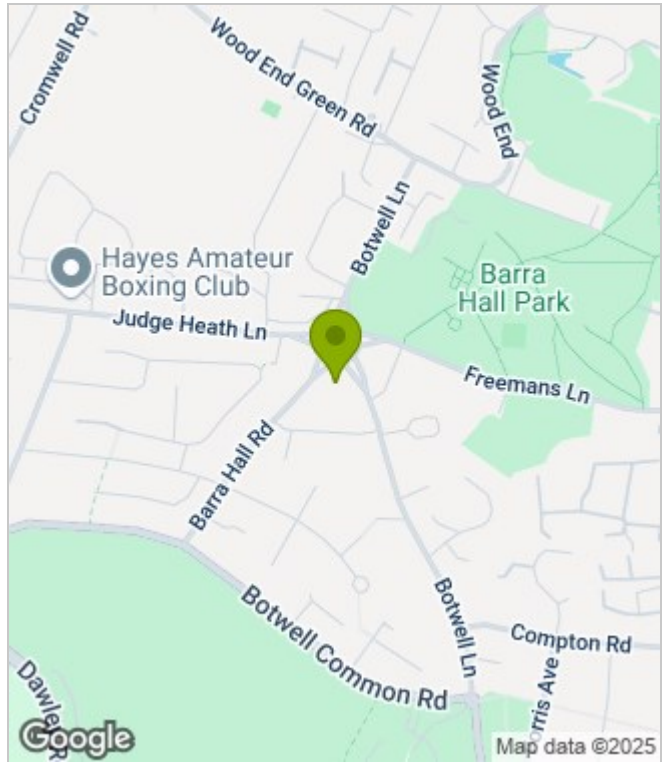
Barra Hall Circus just a short drive from Hayes & Harlington station with the Elizabeth line giving serval links to Central London and the surrounding areas. Stockley Business Park, Heathrow Airport & the M4 Motorway are also within an easy reach. Uxbridge Town Centre being just an 12 minute drive away with an array of restaurants, coffee shops, bars and shopping centres. There are also a number of high regarded schools including Wood End primary school, Grange Park and Rosedale Secondary school.



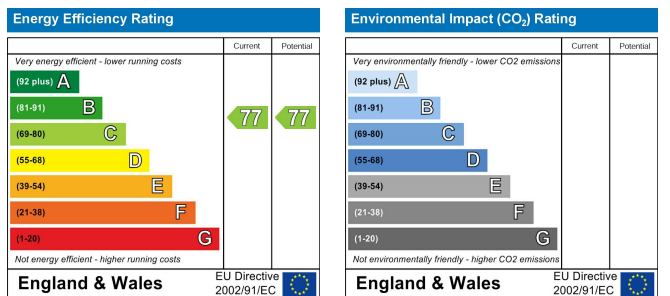
## Floor Plans



## Area Map



## Energy Performance Graph



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