



### Chatsworth Road, Hayes, Middlesex, UB4 9ET

Impressive 2 DOUBLE bedroom extended semi detached house, very well presented and modernised throughout. This excellent property has gas central heating and double glazed windows with the accommodation providing an entrance hall, lounge, modern fitted kitchen and dining room (single story rear extension). Upstairs has 2 double bedrooms and a modern bathroom with loft space suitable for conversion (stpp). Outside has a 50' rear garden with a patio and well tended lawn with a feature feature Pergola' BBQ area. To the side is garage space and your own drive parking 2 cars.

**Offers In Excess Of £470,000**

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20 Chatsworth Road, Hayes, Middlesex UB4 9ET

hallway



living room



20 Chatsworth Road, Hayes, Middlesex UB4 9ET



kitchen



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bedroom 1



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bedroom 2



20 Chatsworth Road, Hayes, Middlesex UB4 9ET

bathroom



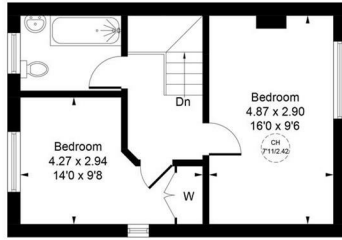
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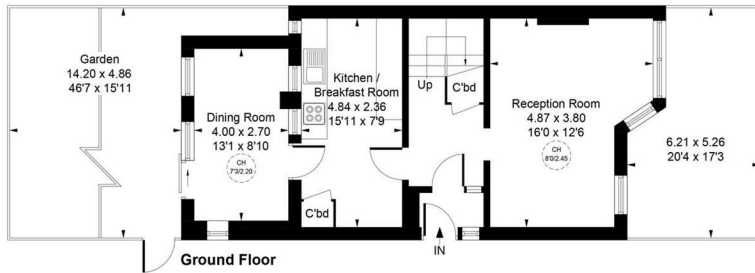
floorplan

## 20 Chatsworth Road, Hayes, Middlesex UB4 9ET

Approximate Gross Internal Area = 83.13 sq m / 895 sq ft



CH = Ceiling Height



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchase.

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# Energy Efficiency Rating

	Current	Potential
<p><i>Very energy efficient - lower running costs</i></p> <p>(92 plus) <b>A</b></p> <p>(81-91) <b>B</b></p> <p>(69-80) <b>C</b></p> <p>(55-68) <b>D</b></p> <p>(39-54) <b>E</b></p> <p>(21-38) <b>F</b></p> <p>(1-20) <b>G</b></p> <p><i>Not energy efficient - higher running costs</i></p>		

**England & Wales**

EU Directive  
2002/91/EC



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