



Raleigh Avenue, Hayes, Middlesex, UB4 0EF

CORNER PLOT! CORNER PLOT!

Fantastic potential for this 3 bedroom semi detached house commanding a magnificent corner plot and located within a much sought after residential area of North Hayes. This property has gas central heating and double glazed windows but will require some updating. The accommodation consists of an entrance hall, lounge, kitchen/diner, 3 bedrooms and a bathroom, externally the impressive gardens provide your own driveway parking and much scope to extend to the side and rear subject to planning permission. Raleigh Avenue is positioned near to Yeading Lane and the main Uxbridge Road with it's shopping facilities, a choice of schools and excellent transport links for Ealing, Southall, Heathrow & Hayes Town with Cross rail now open.

NO ONWARD CHAIN!

£599,950

Tel: 020 8573 9922 Fax: 020 8569 3495

254 Kingshill Avenue, Hayes, Middlesex, UB4 8BZ

Email: info@charrisondavis.com www.charrisondavis.co.uk

58 Raleigh Avenue, Hayes, Middlesex UB4 0EF

Entrance Hall

Lounge

16'1" x 11'1" (4.92 x 3.38)



58 Raleigh Avenue, Hayes, Middlesex UB4 0EF

Kitchen/Dining Room
13'3" x 10'5" (4.05 x 3.18)



58 Raleigh Avenue, Hayes, Middlesex UB4 0EF

Bedroom 1

10'6" x 10'4" (3.22 x 3.16)



58 Raleigh Avenue, Hayes, Middlesex UB4 0EF

Bedroom 2

11'4" x 7'10" (3.46 x 2.39)



58 Raleigh Avenue, Hayes, Middlesex UB4 0EF

Bedroom 3

11'1" x 8'1" (3.38 x 2.47)



Bathroom

10'6" x 10'4" (3.22 x 3.16)



58 Raleigh Avenue, Hayes, Middlesex UB4 0EF



Outside



58 Raleigh Avenue, Hayes, Middlesex UB4 0EF



58 Raleigh Avenue, Hayes, Middlesex UB4 0EF



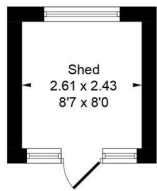
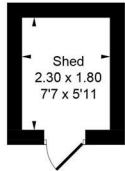
58 Raleigh Avenue, Hayes, Middlesex UB4 0EF

Floor Plan

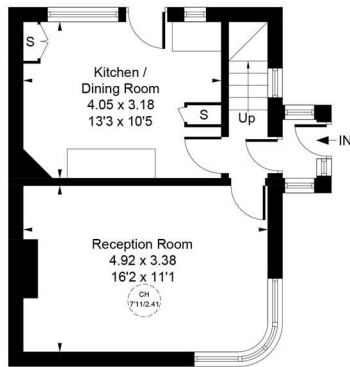
Approximate Gross Internal Area = 68.86 sq m / 741 sq ft

Sheds = 10.85 sq m / 117 sq ft

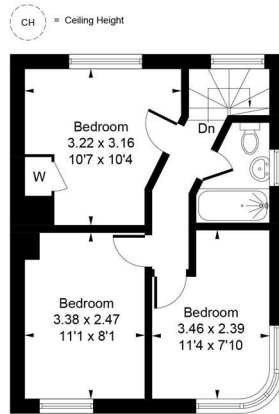
Total = 79.71 sq m / 858 sq ft



Garden
21.76 x 9.35
71'5" x 30'8"



Ground Floor



First Floor

Front Garden
8.60 x 6.82
28'3" x 22'5"

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 purchaser.

© Vizion Property Marketing Produced for Charrison Davis

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not energy efficient - higher running costs</i>	66	83
England & Wales	EU Directive 2002/91/EC	

58 Raleigh Avenue, Hayes, Middlesex UB4 0EF

