



**Fairdale Gardens, Hayes**

**Asking Price £650,000**

**HUNTERS®**

**EXCLUSIVE**

# Fairdale Gardens, Hayes

## DESCRIPTION

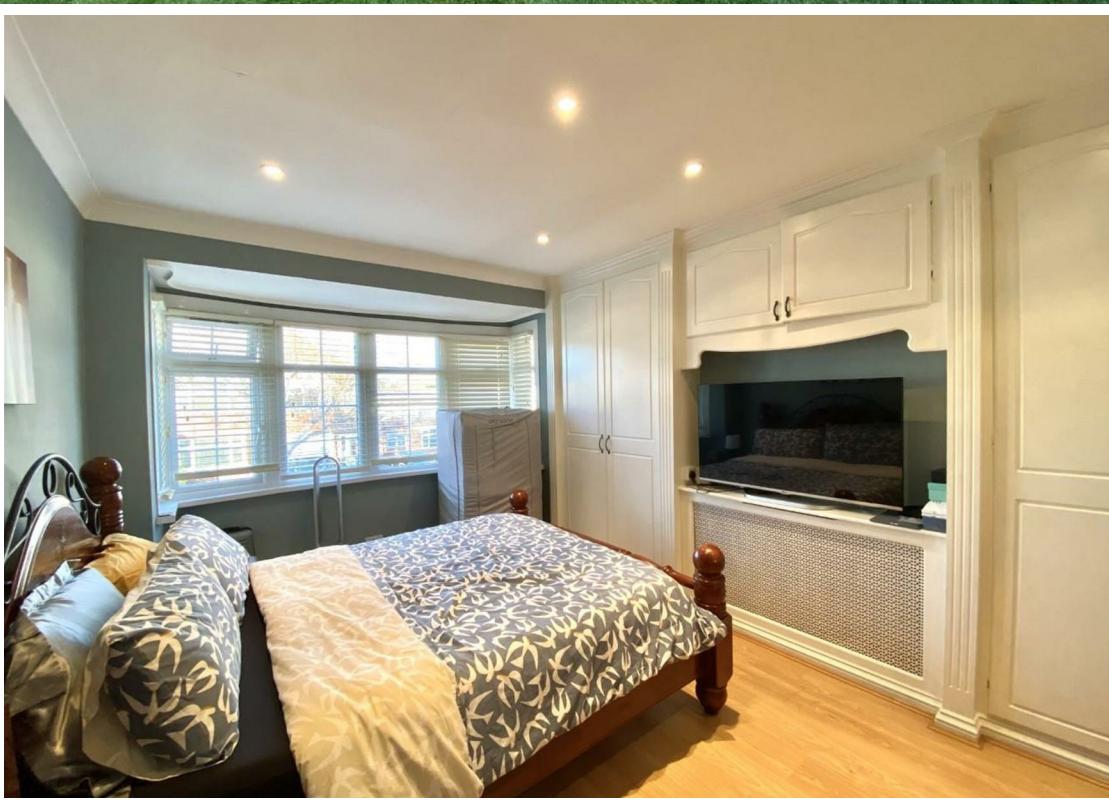
Situated on a sought after residential street in the heart of Hayes Town on Fairdale Gardens, is this well presented, three bedroom, semi detached home. The property is in excellent condition throughout and provides larger than most living accommodation.

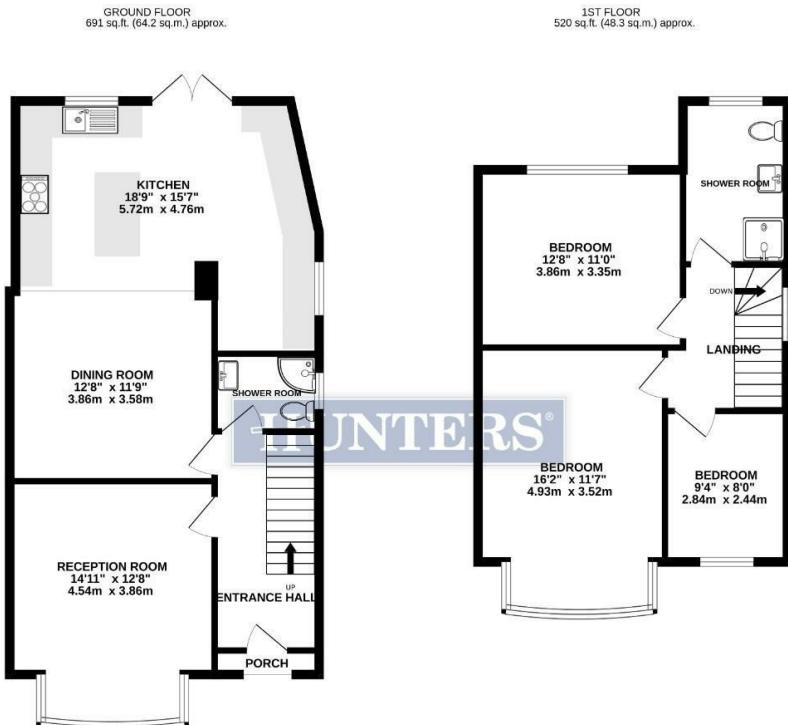
The property comprises entrance hall, separate sitting room, ground floor shower room, open plan kitchen/diner comprising fitted units, modern kitchen facilities and an island, separate utility area, three first floor bedrooms and a large shower room. Outside to the front you have off street parking with a shared drive leading to the garage and to the rear a well presented and generous rear garden.

Fairdale Gardens is prominently located just off Coldharbour Lane and is moments away from Hayes High Street. You are walking distance to local amenities, shopping centers, transport links and local schools. The Elizabeth Line is under a mile away from the property providing easy access into London along with being a short drive from the A312/A40/M4/M25 motorway links. Viewings are highly advised.

- 'Scott & Speedy' Three Bedroom Semi Detached Home
- Excellent Condition Throughout
- Sought After Residential Street
- Open Plan Kitchen/Diner
- Two Shower Rooms
- Separate Lounge
- Off Street Parking & Shared Drive w/ Garage
- Generous Rear Garden
- EPC Rating TBC
- No Onward Chain

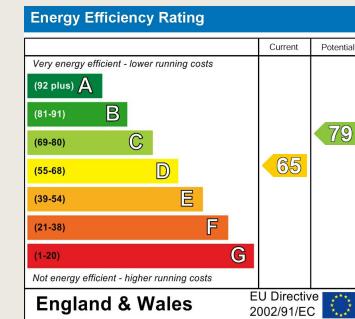






## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

0208 848 0978

31 Coldharbour Lane, Hayes, UB3 3EB

hayes@hunters.com