



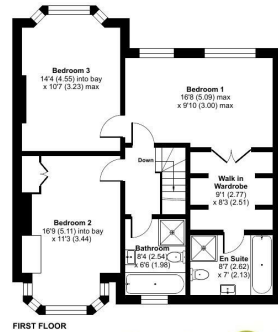
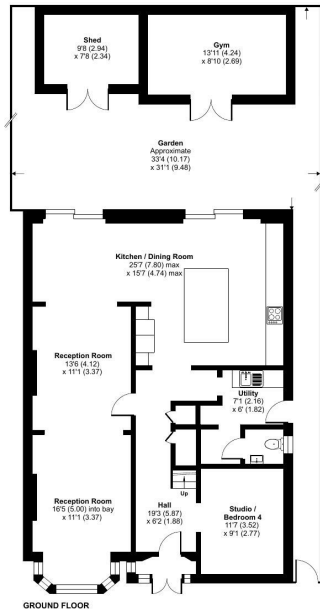
OFFERS IN EXCESS OF

£950,000

Pickhurst Lane

Hayes, BR2 7HU

EPC RATING: COUNCIL TAX BAND: E



Pickhurst Lane, BR2

Approximate Area = 1815 sq ft / 168.6 sq m
 Outbuilding = 197 sq ft / 18.3 sq m
 Total = 2012 sq ft / 186.9 sq m



For identification only - Not to scale



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

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). Produced for Withers & Curtis. REF: 1480357 © nichecom 2026.

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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