

Gainsborough Road

Hayes • Middlesex • UB4 8QG

Guide Price: £200,000



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A well presented one-bedroom apartment located on Gainsborough Road in Hayes, Middlesex. Situated on the ground floor, this well-presented property offers a comfortable and inviting living space, perfect for first time buyers and investors. Gainsborough Road is a residential road situated between Long Lane and The Uxbridge Road and just a short walk from local shops, schools and transport links. The property comprises a 16ft living room, 7ft kitchen, 12ft bedroom and shower room. Outside the property there is an allocated parking space and to the rear there are communal gardens which are mainly laid to lawn.

One bedroom apartment

Ground floor

Sought after location

16ft Lounge

7ft kitchen

12ft bedroom

Shower room

Great transport links

Communal garden

Allocated parking

These particulars are intended as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page.





Property

A well presented one bedroom ground floor apartment situated on a popular residential road in Hayes that offers well proportioned rooms throughout. The property comprises a 16ft living room, 7ft kitchen, 12ft bedroom and shower room.

Location

Gainsborough Road is a residential road situated between Long Lane and The Uxbridge Road and just a short walk from local shops, schools including Bishopshalt senior school, Hillingdon Hospital and Brunel University. There are a number of transports links close by which provide an easy route in Uxbridge town centre which benefits from a multitude of shops, restaurants, bars and Piccadilly/Metropolitan line train station. The M4/M25 links are a short drive away with their links to London and The Home Counties.

Outside

Outside the property there is an allocated parking space and to the rear there are communal gardens which are mainly laid to lawn.





Schools:

Charville Primary School 0.3 miles away
 Ryefield Primary School 0.3 miles away
 Swakeleys School for Girls 0.5 miles away



Train:

Hillingdon station 1.2 miles away
 Ickenham station 1.6 miles away
 Ruislip Gardens station 1.8 miles away



Car:

M4, A40, M25, M40



Council Tax Band:

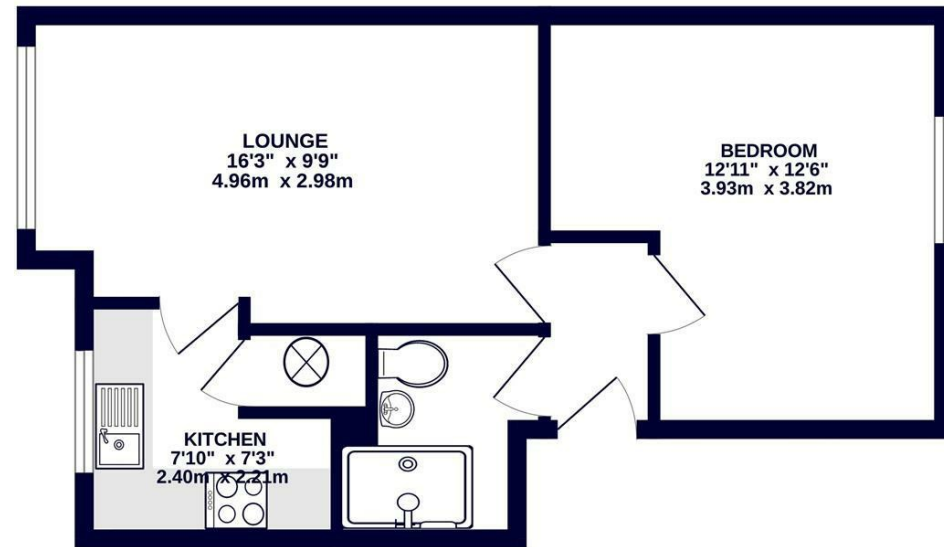
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(Distances are straight line measurements from centre of postcode)



GROUND FLOOR

404 sq.ft. (37.6 sq.m.) approx.



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TOTAL FLOOR AREA : 404 sq.ft. (37.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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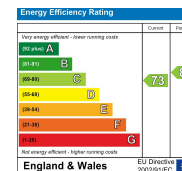
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