



Raynton Drive, Hayes, Hillingdon, UB4 8BG

DO NOT MISS THIS! CHARRISON DAVIS ARE DELIGHTED TO OFFER FOR SALE THIS TRULY IMPRESSIVE EXTENDED THREE DOUBLE BEDROOM 'NASH' BUILT SEMI-DETACHED FAMILY HOME – THE LARGEST AND MOST SOUGHT-AFTER 'A' TYPE DESIGN IN THIS HIGHLY REGARDED NORTH HAYES LOCATION!

BEAUTIFULLY PRESENTED • EXTENDED • THREE DOUBLE BEDROOMS • LARGE KITCHEN/BREAKFAST ROOM • SUBSTANTIAL GARDEN • DETACHED WORKSHOP • TWO-CAR PARKING • NO ONWARD CHAIN. This outstanding family home has been modernised and improved throughout, offering generous accommodation, excellent outdoor space and further potential for those looking to create their ideal forever home.

The ground floor immediately impresses with a welcoming entrance hall, large and comfortable lounge with double doors opening into a separate dining room, together with the real heart of the home – a full-width extended kitchen/breakfast room overlooking the rear garden and providing a superb space for family living and entertaining.

Upstairs are THREE DOUBLE BEDROOMS and a modern family bathroom incorporating a stylish rainfall shower and screen. The loft space provides potential for conversion stpp.

Outside, the property boasts an excellent-sized rear garden with a large patio, attractive lawns and a full-width timber-decked pathway leading to a SUBSTANTIAL DETACHED WORKSHOP.

Further benefits include side-gated access, shared driveway and PRIVATE FRONT PARKING FOR TWO CARS.

Raynton Drive is one of North Hayes' most sought-after residential locations and is situated just TWO MINUTES' WALK FROM HAYES PARK PRIMARY SCHOOL. Kingshill shopping parade and Uxbridge Road are also close by, offering convenient access to local amenities and excellent transport links for Hayes Town Elizabeth line station, Uxbridge, Southall, Ealing, Heathrow and M4 for Central London.

Offers In Excess Of £555,000

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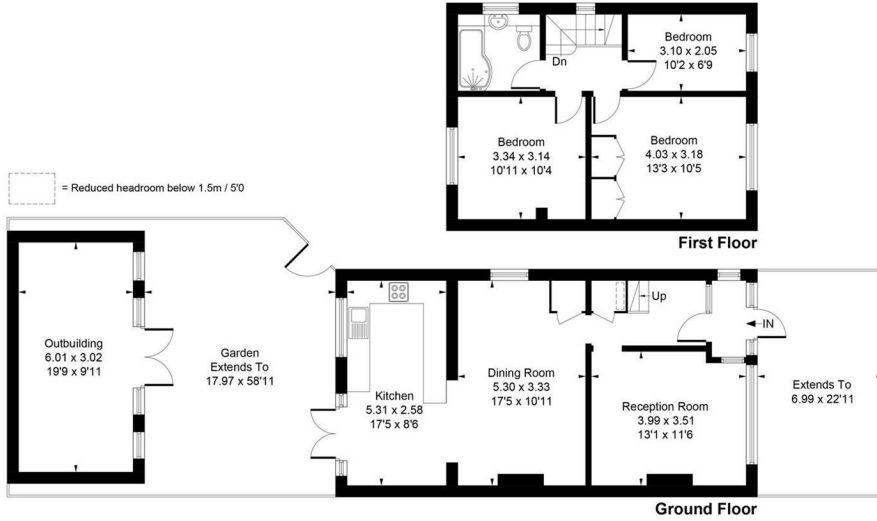


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Approximate Gross Internal Area = 96.78 sq m / 1042 sq ft
 Outbuilding = 18.32 sq m / 197 sq ft
 Total = 115.10 sq m / 1239 sq ft



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
<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>		
England & Wales	EU Directive 2002/91/EC	

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