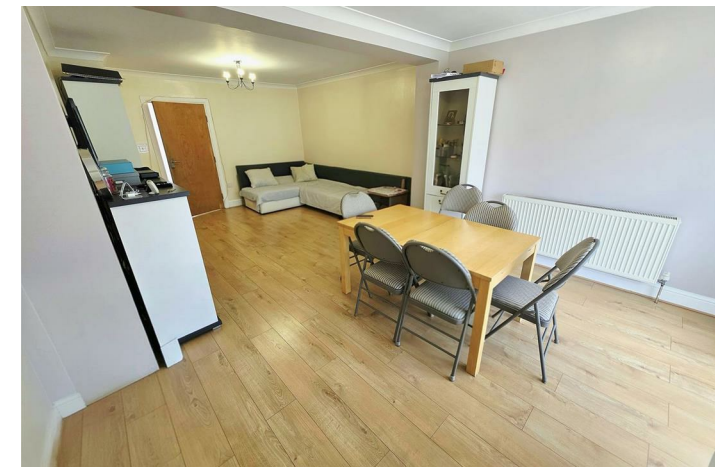




REYNOLDS ROAD HAYES, UB4 9BX

£2,300 PER CALENDAR

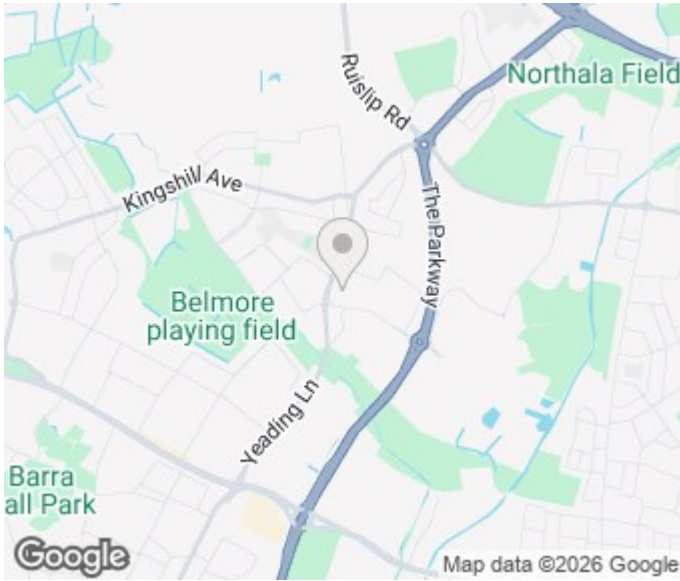
Brian Cox & Co are delighted to bring to the market this modern three-bedroom family home, ideally located in the Hayes area.

Arranged over two floors, the ground floor comprises a spacious through lounge with patio doors opening onto the rear garden, a modern fitted kitchen, a downstairs WC, and a third bedroom. The first floor offers two double bedrooms and a modern family bathroom.

Further benefits include gas central heating, double-glazed windows, off-street parking, a large rear garden, and a substantial outbuilding—ideal for use as a home office, gym, or storage space.

Please note: the property is offered unfurnished.





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	

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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