

ALLDAY  
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Trident House, Station Road, Hayes, UB3 4FP  
£195,000





## Trident House, Station Road, Hayes, UB3 4FP

**£195,000**

- Large Studio Apartment
- Third Floor - Lift To The Block
- Perfect First Time Purchase
- 0.1m To Hayes & Harlington Station
- 988 Years Lease Remaining
- Potential Investment Yield 8%
- Chain Free
- Walking Distance To Hayes Town Centre

## Description

The property on offer is a perfect first time purchase or investment opportunity, boasting a potential 8% yield. This apartment has no onward chain and is just a stones throw away from an Elizabeth Line station.

This third floor, larger than average studio apartment set in a prime location comprises of an entrance hall with a storage cupboard, a double bedroom, family bathroom and an open plan reception/dining room with a modern fitted kitchen.

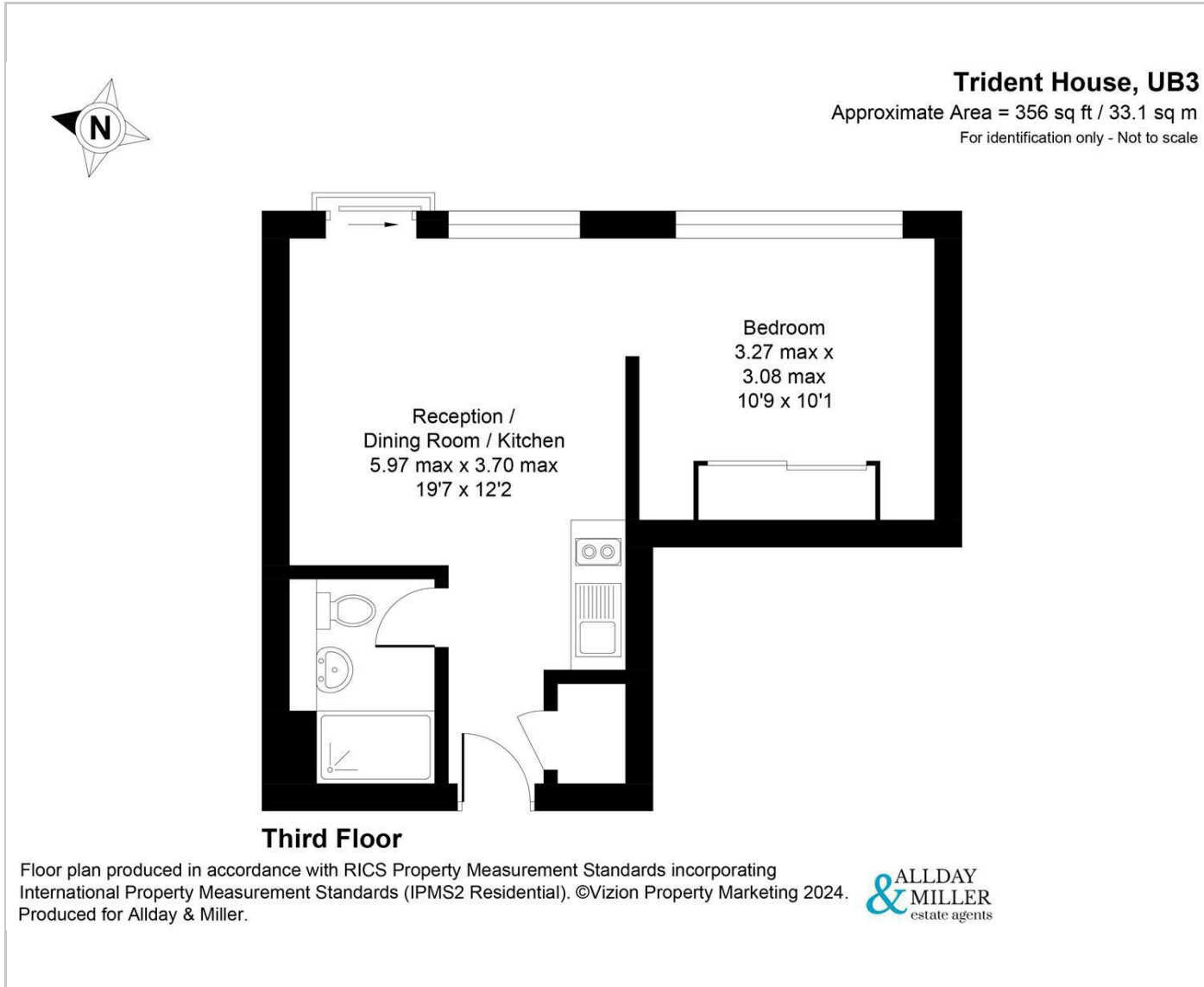
The accommodation benefits from a secure entry system with a lift to all floors, and an allocated parking space.

## Situation

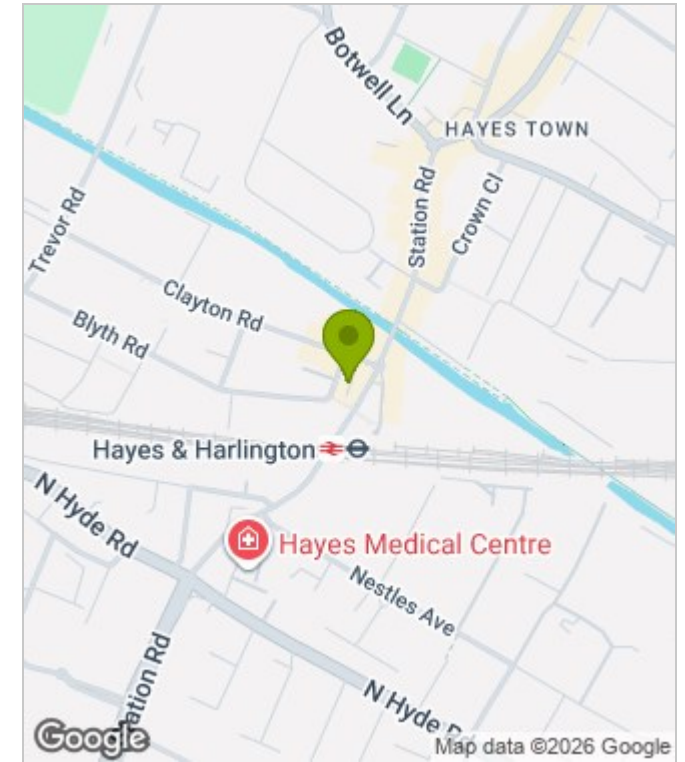
Trident House situated on Station Road in a prime location of Hayes, close to a number of local amenities including the town centre with a number of local shops, cafes and coffee shops. Hayes & Harlington station with the Elizabeth line walking distance away making the journey into central London a breeze. Along with the bus station providing several routes to the local surrounding area and Heathrow Airport, Stockley business park, Brunel university and Uxbridge Collage. The area is served by a number of highly regarded schools including Harlington secondary school and Whitehall Infant school.



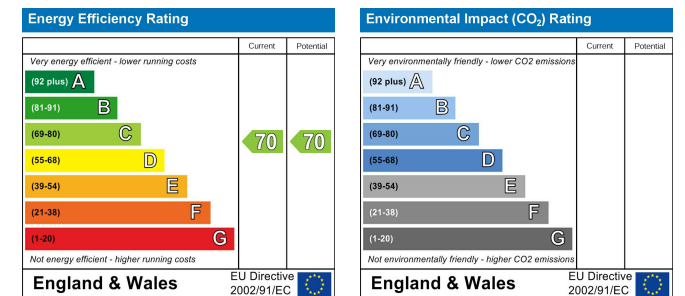
## Floor Plans



## Area Map



## Energy Performance Graph



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