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& MILLER



Bourne Avenue, Hayes, UB3 1QN  
£450,000

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**£450,000**

- Two Double Bedrooms
- Potential To Extend STPP
- Private Garden
- Modern Interiors
- Freehold - House
- Driveway
- Rear Access
- Walking Distance To Elizabeth Line Station

## Description

Presented to the market this ready to move in, two double bedroom freehold house situated in a popular location and within walking distance of an Elizabeth Line Station.

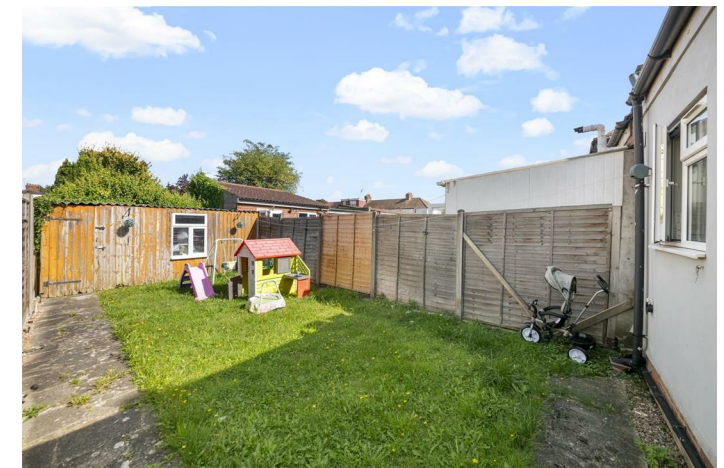
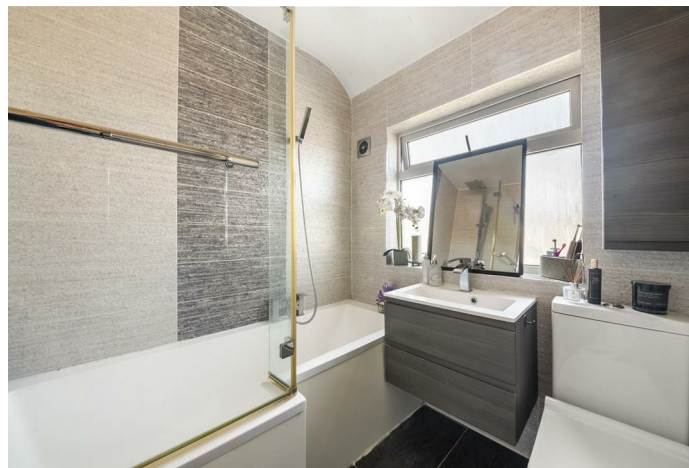
This spacious family home comprises of a welcoming entrance porch, bright and airy reception room, fully fitted kitchen which provides access to the rear garden.

The first floor enjoys two double bedrooms and a family bathroom.

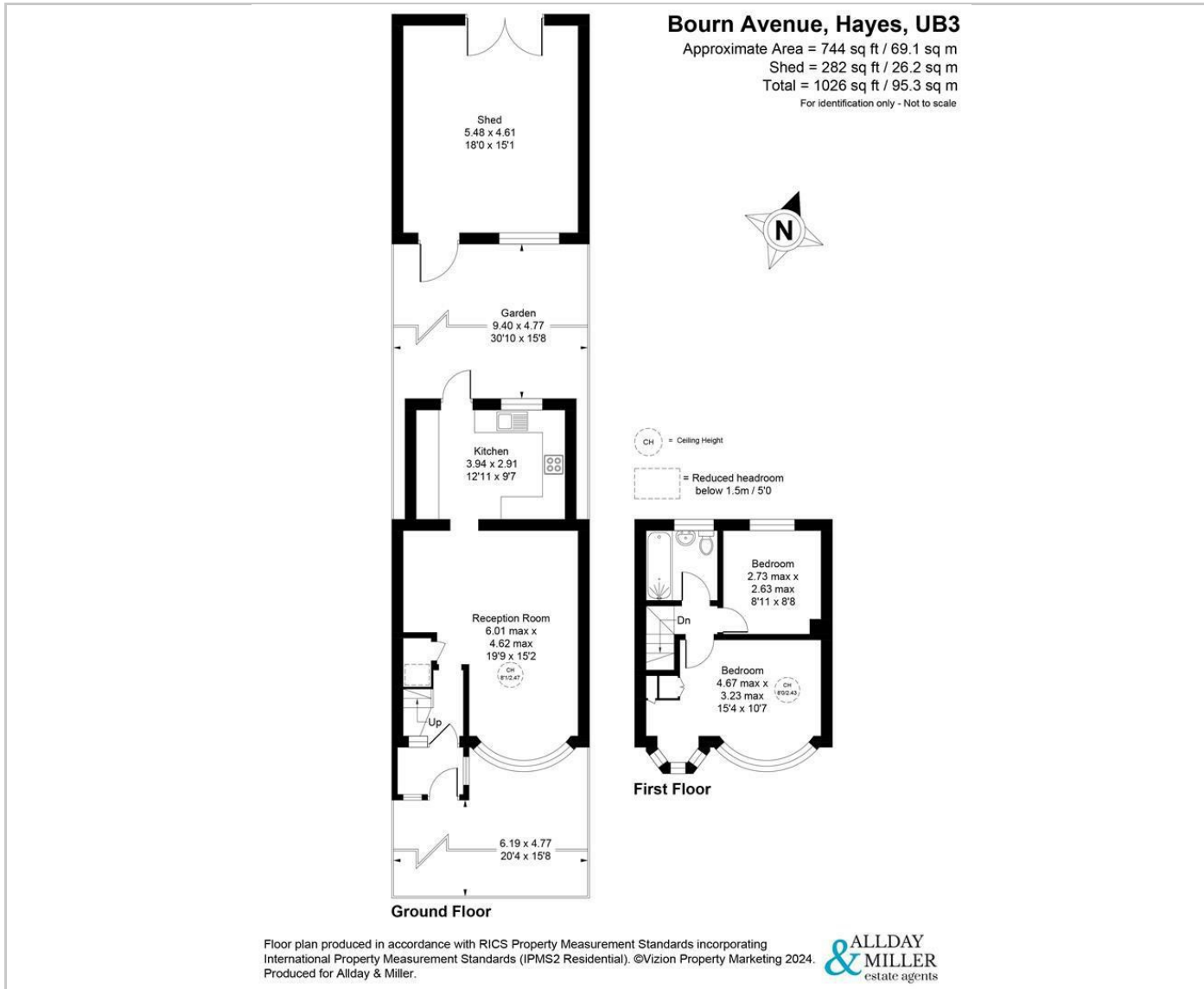
A paved front driveway creating space for off street parking. To the rear enjoys a private garden mainly laid to lawn with a patio area and an outbuilding, ideal for extra storage space.

## Situation

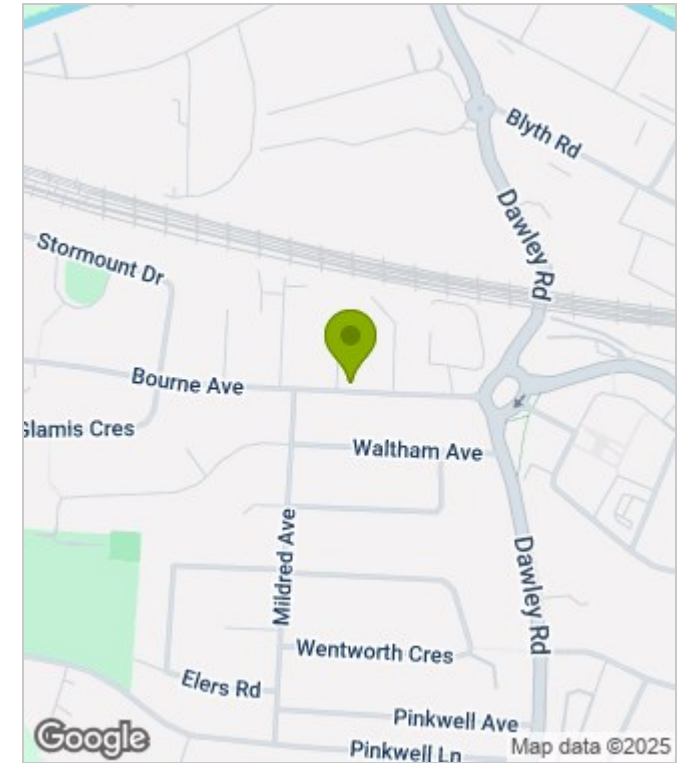
The property is located a short walk to Hayes and Harlington station (Elizabeth Line), there frequent bus routes taking you to Heathrow terminals, Uxbridge, Ealing, Hounslow and Harrow. You have a large ASDA superstore nearby with Hayes Town High Street offering an array of local shops, cafes and coffee shops, also Botwell sports and leisure centre. Local schools with good Ofsted ratings all within a short distance from the property including Harlington School & Pinkwell Primary School.



## Floor Plans



## Area Map



## Energy Performance Graph



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