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& MILLER



Portland Road, Hayes, UB4 8LH  
£260,000

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- Two Double Bedrooms
- Lounge With Balcony
- 11ft Master Bedroom
- 1st Floor
- Close To Popular Schools
- Private Garden Space
- North Hayes
- 15ft Living Room
- Great Location
- GCH & DG Windows

## Description

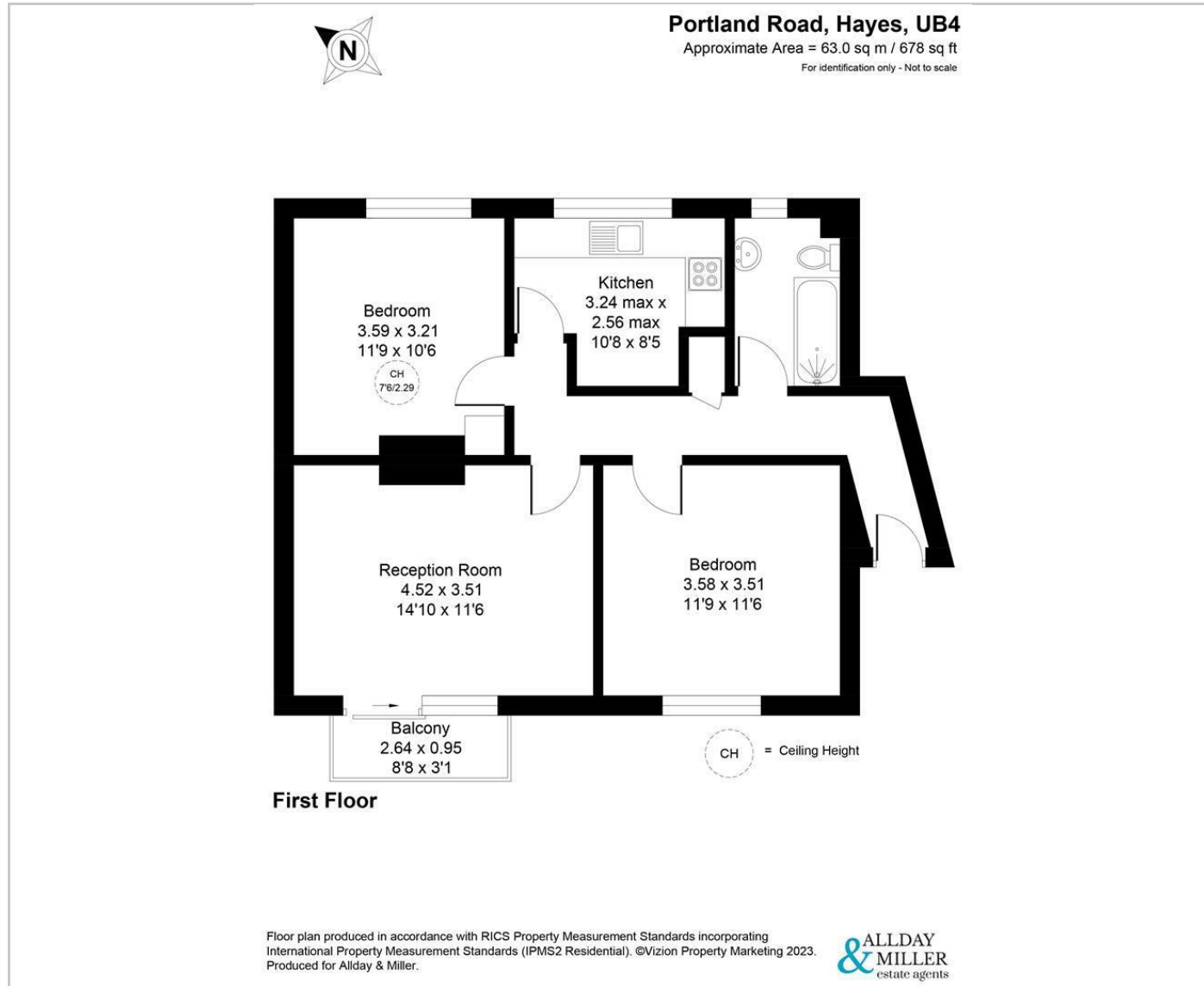
Located in North Hayes and overlooking a central green is this well presented & spacious second floor flat offered for sale with no onward chain. Situated within close proximity of shops, schools and bus routes accommodation comprises entrance hall, living room, modern fitted kitchen & bathroom, two double bedrooms and access to loft. Externally the property benefits from a private garden and storage shed. Additional benefits include double glazing, gas central heating and a brand new lease upon completion.. An ideal first time buy or rental investment.

## Situation

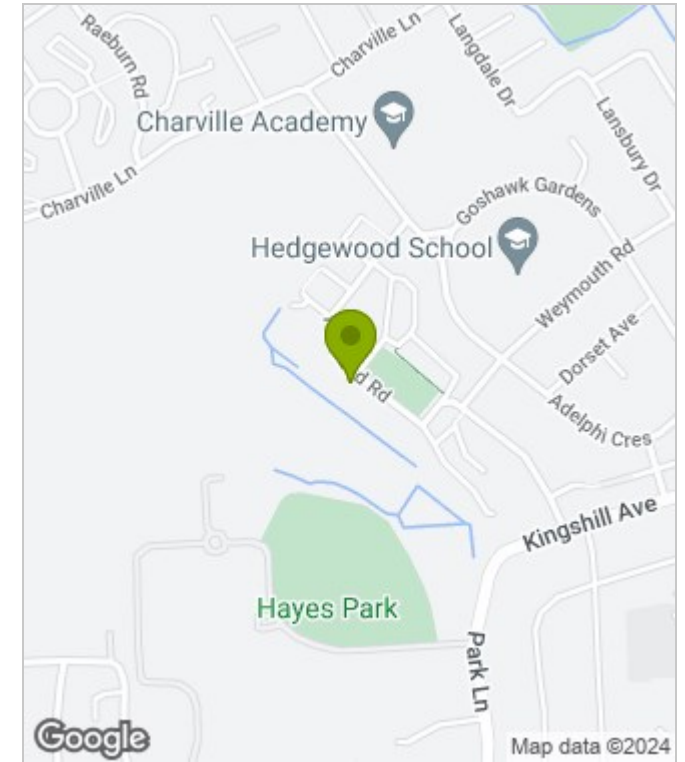
Portland Road is a residential road in North Hayes offering easy access to a number of local amenities including the Uxbridge Road with its variety of shops and bus/road links, a number of highly regarded schools including Hayes Park and road links with the M4/M25 and the A40 all within a short drive.



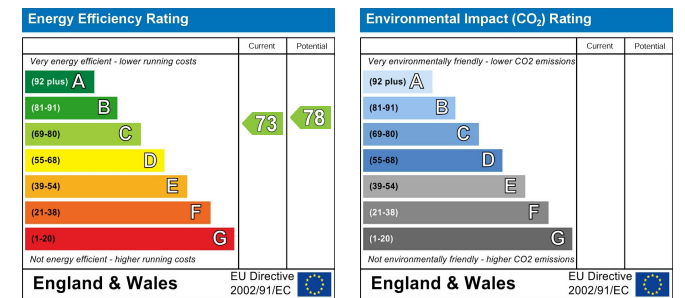
## Floor Plans



## Area Map



## Energy Performance Graph



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