



Hurstfield Crescent, Hayes, Middlesex, UB4 8DW

Outstanding 3 bedroom 'Nash' built, extended semi detached family house situated in one of North Hayes most desirable residential areas. The property is modernised and very well presented throughout and with gas central heating and double glazed windows the generous living space consists of an extended entrance porch, hallway, ground floor wc, lounge, luxury kitchen /breakfast room and a dining room extension to the rear. Upstairs has 3 good size bedrooms (2 doubles with fitted wardrobes). spacious 3rd bedroom is currently used as an office & a luxury bathroom with a freestanding bathroom with separate shower cubicle (loft space suitable for conversion stpp) Externally you have off street parking for 2 cars to the front and shared side access to a gated own drive-in and a detached garage plus a 70ft approx. lawned rear garden with patio area. Hurstfield Crescent is conveniently located for both Hayes Park and Grange Park schools, local shops and access to the Uxbridge Road. VIEWING IS HIGHLY ADVISED..

Offers In The Region Of £575,000

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107. Hurstfield Crescent, Hayes, Middlesex UB4 8DW



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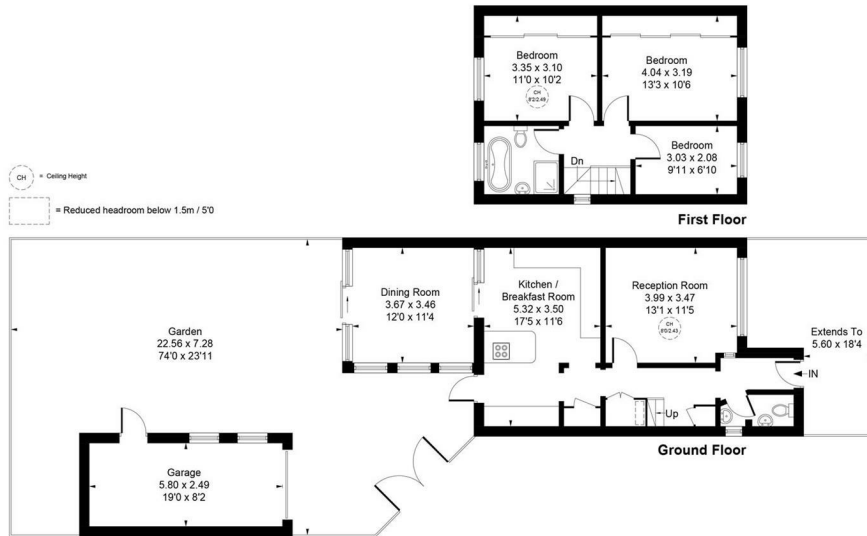
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Approximate Gross Internal Area = 99.00 sq m / 1066 sq ft
Garage = 14.88 sq m / 160 sq ft
Total = 113.88 sq m / 1226 sq ft



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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107. Hurstfield Crescent, Hayes, Middlesex UB4 8DW

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>	69	81
England & Wales	EU Directive 2002/91/EC	

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