



Salcombe Way, Hayes, Middlesex, UB4 8TA

CHARRISON DAVIS OFFER FOR SALE THIS OUTSTANDING AND UNIQUE FREEHOLD 1 BEDROOM EXTENDED HOUSE. BEAUTIFULLY PRESENTED WITH STUNNING CONTEMPORARY LIVING SPACE THROUGHOUT. With electric storage heating (no gas) and double glazed windows this fabulous property has a lounge with a separate modern fitted kitchen and a charming double glazed conservatory to the rear overlooking your own private garden which in-turn overlooks 'Church of England' Green Belt Woods. Upstairs has a good sized double bedroom, loft storage space and a luxury shower room/toilet.

This excellent property is situated within a small and pleasant cul-de-sac with an allocated parking space directly outside the property plus a 2nd allocated space and visitors spaces within a residence only car park. Kingshill shopping parade is close by as is a choice of schools and Hayes Park Primary.

VIEWING HIGHLY RECOMMENDED!

Asking Price £310,000

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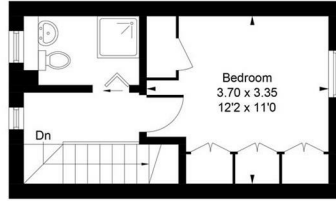


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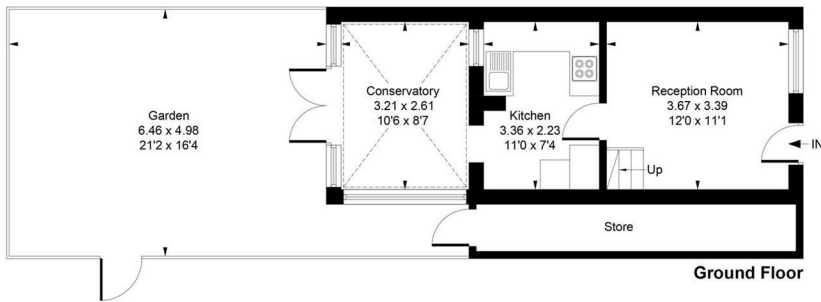


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Approximate Gross Internal Area = 52.51 sq m / 565 sq ft
 Store = 6.17 sq m / 67 sq ft
 Total = 58.68 sq m / 632 sq ft



First Floor



Ground Floor

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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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>	62	73
England & Wales	EU Directive 2002/91/EC	

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