charrison davis









Greenfield Place, Hayes, UB3 2GE

CHARRISON DAVIS ARE THE VENDORS' CHOSEN SOLE AGENTS for this beautifully presented contemporary townhouse, built in 2014 and forming part of an exclusive private gated development of just 14 homes. Designed with sustainability in mind, the property was a Silver Medal Winner in the 2014 WhatHouse? Awards in the 'Best House' category and has also received accreditations from Lifetime Homes and the Code for Sustainable Homes. Offering approximately 1,390 sq ft (129 sq m) of generous and versatile living accommodation arranged over three floors, the property is ideally suited to modern family life. The ground floor comprises a welcoming entrance hallway, cloakroom/WC and a spacious kitchen/dining room featuring a 'Wren' kitchen and zoned underfloor heating. There is also an integral garage offering potential for conversion to provide additional living accommodation, subject to the necessary consents. On the first floor is a spacious family living room with access to a walk-on balcony overlooking the rear garden, together with a double bedroom and family bathroom. The second floor comprises two further double bedrooms, one of which is currently used as a home office. The principal bedroom benefits from an en-suite shower room. Outside, the property benefits from a private driveway and a low-maintenance rear garden with lawn, paved patio and a second decked sun terrace, providing an attractive space for entertaining and family use. The property is conveniently positioned off Church Road, within walking distance of Hayes & Harlington station, with Elizabeth line services to London Paddington (approx.17 minutes). It is also well placed for Heathrow Airport, M4, London and Uxbridge.

YOUR EARLIEST VIEWING IS HIGHLY RECOMMENDED.

Guide Price £595,000

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Approximate Gross Internal Area
139.03 sq m / 1497 sq ft

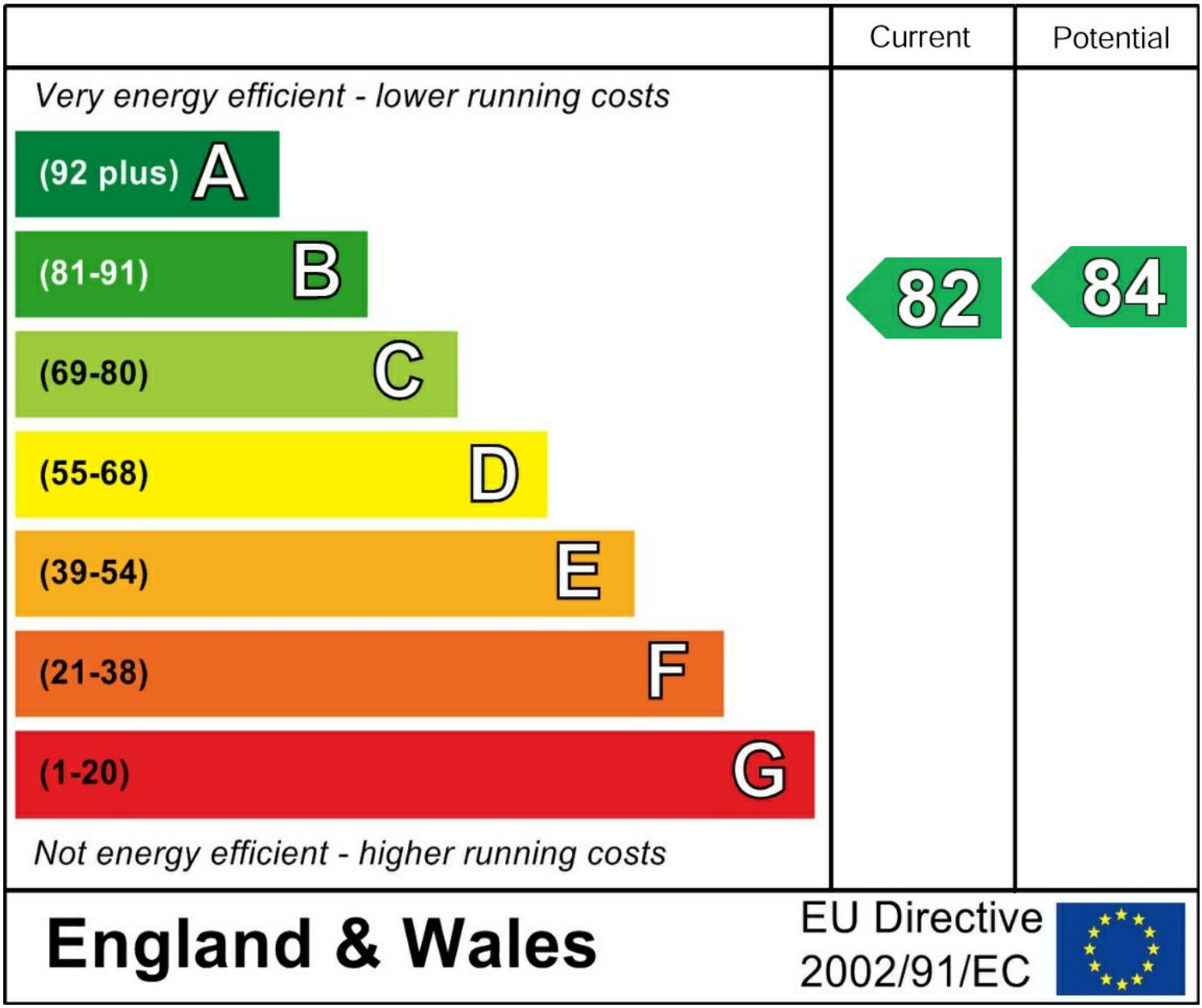


Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement.This plan is for illustrative purposes only and should be used as such by any prospective purchase.
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Energy Efficiency Rating



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