







Coronation Road, Hayes, UB3 4JT

- Four Bedrooms
- Own Driveway with Garage
- Further Scope to Extend (STPP)
- Bathroom Suite & Ground Floor WC
- EPC Rating TBC
- Semi Detached House
- Extended to Rear
- Popular Residential Street
- Approximately 1,285 Sq. Ft (119 Sq. M) Including Garage
- Council Tax Band E

Asking Price £585,000

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Situated on a sought after residential road in South Hayes is this extended, four bedroom semi detached house being offered for sale as a blank canvas for its new owners. The property is located on Coronation Road and is perfect for families who are looking for already well proportioned accommodation but also want further potential to extend in the future subject to planning permission.

The property comprises entrance porch to hall, double reception room and dining room, fitted kitchen, ground floor wc and fourth bedroom. To the first floor you are met with three bedrooms and a bathroom suite. Outside, the property has its own driveway, single garage and a private rear garden.

Coronation Road is a well-regarded and convenient location in Hayes, close to a variety of local shops, supermarkets, schools, and amenities, making it ideal for family living. The area is well served by transport links, with easy access to Hayes & Harlington Station, the Elizabeth Line, and major road connections including the A312, A40, M4, and M25. Nearby green spaces and parks further enhance the appeal of this desirable residential setting.









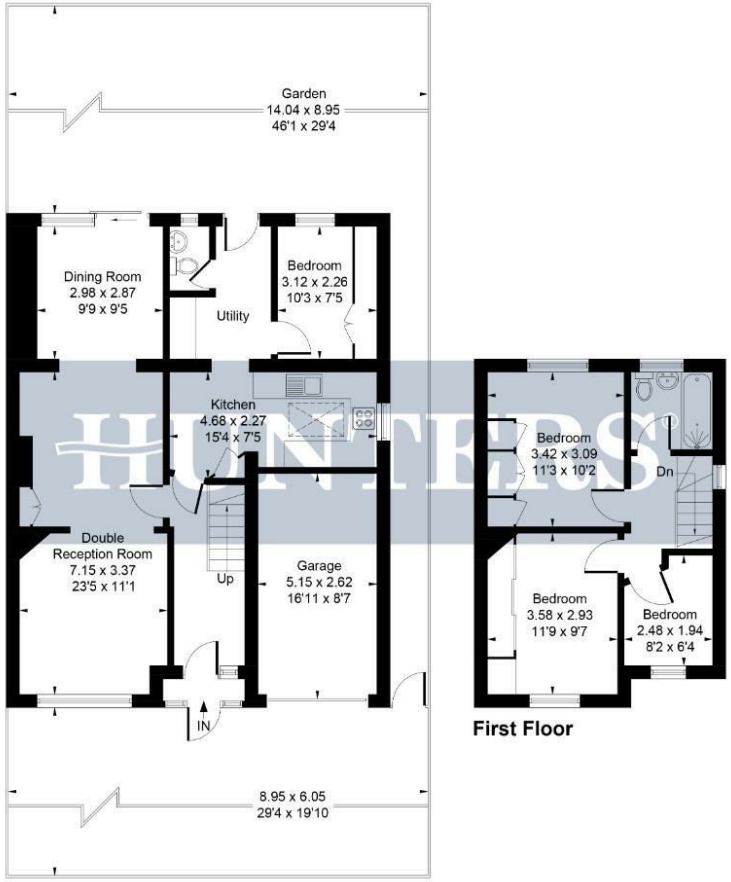
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Approximate Gross Internal Area = 105.61 sq m / 1137 sq ft
Garage = 13.73 sq m / 148 sq ft
Total = 119.34 sq m / 1285 sq ft



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 purchaser.
Produced for Hunters

Viewings

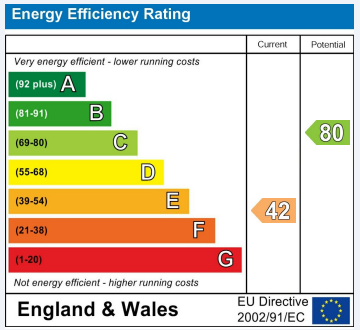
Please contact hayes@hunters.com,if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

The Property Ombudsman

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