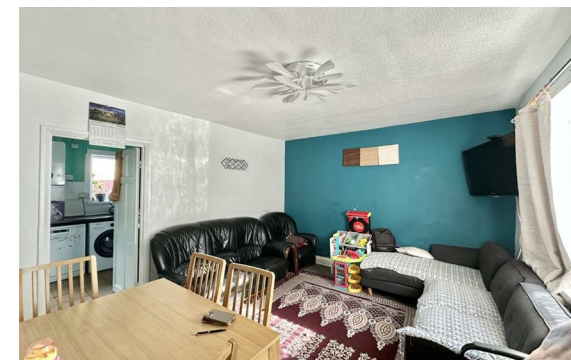




Minet Drive, Hayes, UB3 3JP

- Three Bedrooms
- Well Presented Throughout
- Kitchen/Diner
- Popular Location
- EPC Rating D
- Semi Detached
- Large Reception Room
- Scope to Extend (STPP)
- Close Proximity to Hayes Town
- Council Tax Band D

Asking Price £475,000



Minet Drive, Hayes, UB3 3JP

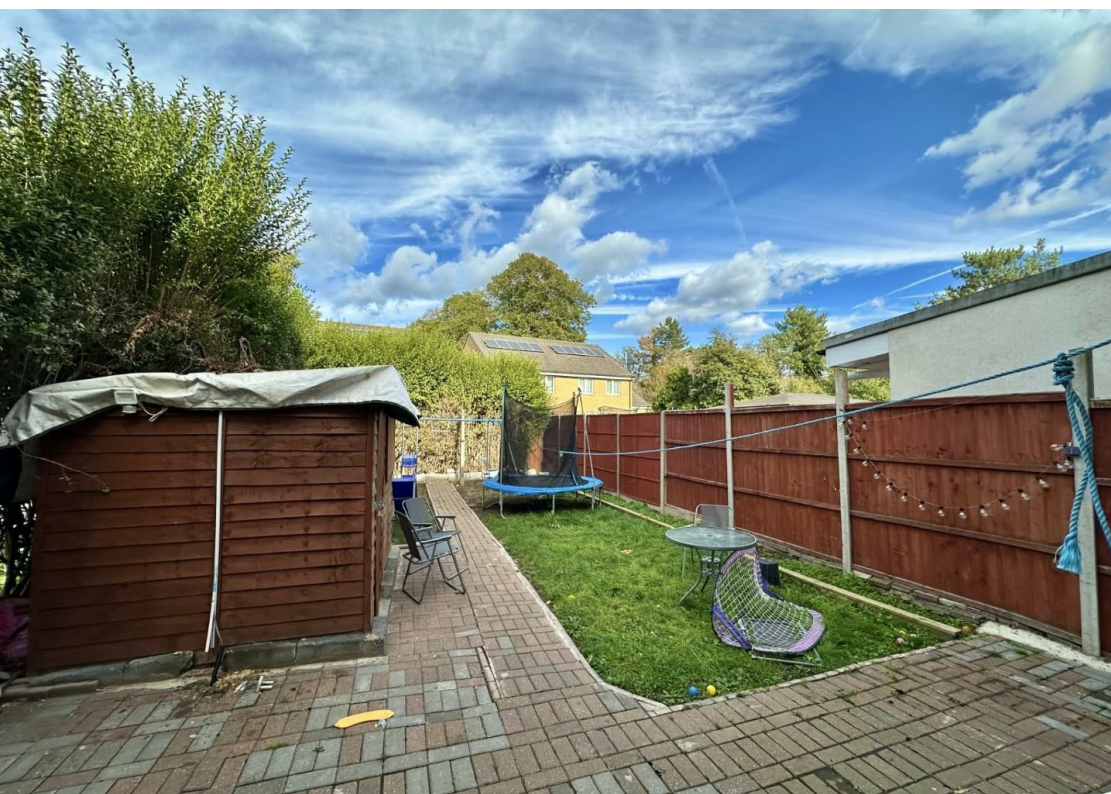
DESCRIPTION

Situated within close proximity to Hayes town, is this well presented, three bedroom semi detached house which is positioned on Minet Drive. The property is a great opportunity for a first time buyer who is looking to step onto the property ladder, or a buy to let investor looking for a long term investment.

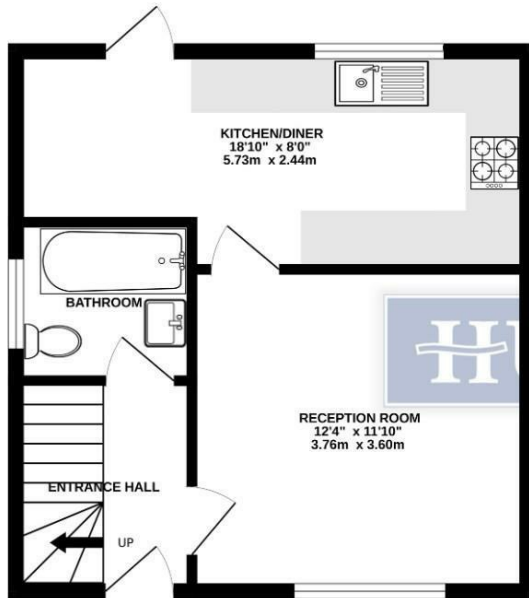
The property comprises entrance hall, ground floor bathroom suite, large reception room and kitchen/diner across the back. To the first floor, you are met with three well sized bedrooms. Outside, the property has a shingled front garden which can be turned into a driveway upon completion of a dropped kerb (subject to approval). To the rear, a generous garden offering scope for extensions and outbuildings (subject to planning permission).

Minet Drive is well located for local schools, amenities and shops a long with being within a close proximity to the Hayes and Harlington mainline station which services the Elizabeth Line. The A312/A40 motorway links are also a short drive away connecting you to inner/outer London and Heathrow Airport! Call today to register your interest as demand is high!

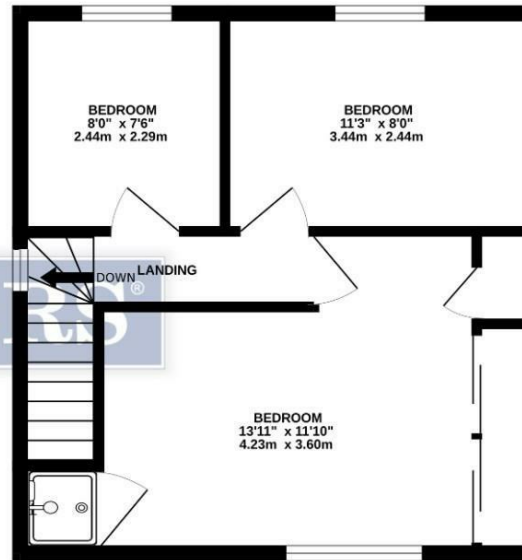




GROUND FLOOR
373 sq.ft. (34.6 sq.m.) approx.



1ST FLOOR
373 sq.ft. (34.6 sq.m.) approx.



TOTAL FLOOR AREA : 746 sq.ft. (69.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

Viewings

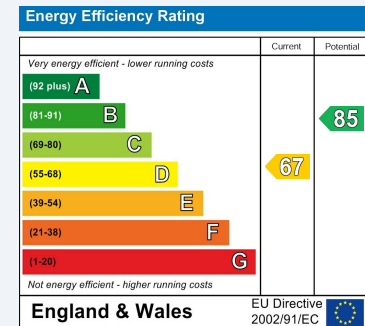
Please contact hayes@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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.