



Rowan Place, , Hayes, UB3 2EZ

- Three Bedrooms
- Family Home
- Generous Rear Garden
- No Onward Chain
- EPC Rating E
- End Of Terrace
- Great Scope To Extend & Develop (STPP)
- Off Street Parking
- Quiet Cul De Sac Location
- Council Tax Band D

£525,000

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HERE TO GET *you* THERE

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DESCRIPTION

Situated in Rowan Place in Hayes is this larger than most, three bedroom end of terraced home offered for sale with NO ONWARD CHAIN! The property has scope to extend and develop subject to planning permission with potential to the side and rear.

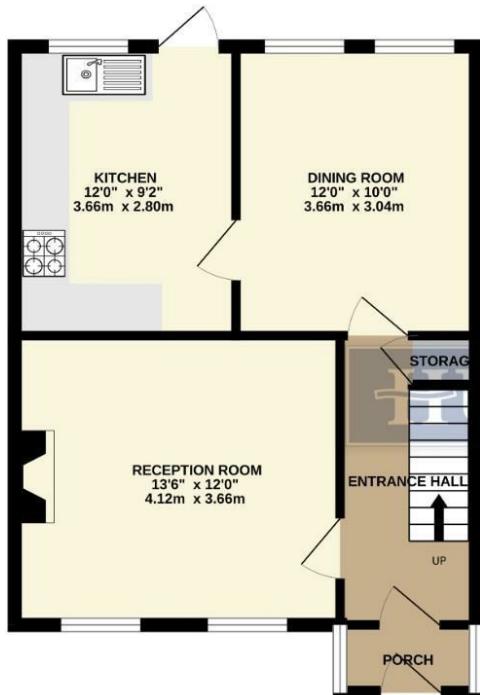
The property comprises entrance porch to hall, large reception room, dining room, fitted kitchen, three first floor bedrooms, fitted bathroom and separate wc. Externally the property has off street parking and a generous rear garden being a corner plot.

Rowan Place is situated in a residential cul de sac in Hayes and is within close proximity to a variety of different schools, amenities, transport links and amenities. You are a short drive away from Hayes and Harlington Station the A312/A40/M4 corridors and surrounding areas along with Heathrow Airport and Stockley Park.





GROUND FLOOR
471 sq.ft. (43.8 sq.m.) approx.



1ST FLOOR
451 sq.ft. (41.9 sq.m.) approx.



TOTAL FLOOR AREA: 922 sq.ft. (85.7 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.
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Viewings

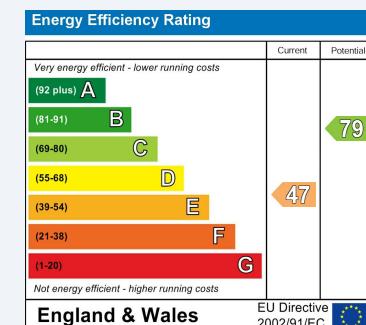
Please contact hayes@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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.