



# Parkfields

Estates



## Hadley Gardens , Southall, UB2 5SH

AN EXTENDED MID TERRACE ON A SOUGHT AFTER ROAD IN NORWOOD GREEN COMES FOR SALE. Accommodation extends to 1215.03 SQFT and includes; THROUGH LOUNGE, OPEN PLAN KITCHEN/DINER, GROUND FLOOR SHOWER/WC, THREE BEDROOMS AND FAMILY BATHROOM/WC. To the outside there is a DRIVEWAY with off street parking, REAR GARDEN WITH BRICK BUILT GARAGE. The property offers further scope for extending subject to the usual consents. Located within walking distance to NORWOOD GREEN PRIMARY and TESCO METRO. Early viewings are highly recommended.

Local Authority: London Borough of Hounslow  
Council Tax Band: D

Size: 1215.03 SQFT  
EPC Rating: D

Asking Price £560,000

# 66 Hadley Gardens

, Southall, UB2 5SH



- EXTENDED MID TERRACE
- PARKING
- SCOPE TO EXTEND FURTHER (STPP)
- THREE BEDROOMS
- THROUGH LOUNGE
- KITCHEN/DINER
- GARDEN STORE
- SCHOOLS NEARBY



Directions



# Floor Plan



**Ground Floor**  
 Approximate Floor Area  
 602.02 sq. ft.  
 (55.93 sq. m)

**First Floor**  
 Approximate Floor Area  
 354.88 sq. ft.  
 (32.97 sq. m)

**Total Gross Internal Area (Including Garden Store)**  
 1215.03 sq. ft.  
 (112.88 sq. m)

**Total Gross Internal Area (Excluding Garden Store)**  
 956.91sq. ft.  
 (88.90 sq. m)

**66 Hadley Gardens, Southall, UB2**

Illustration for identification purposes only, measurements are approximate, not to scale.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			<b>85</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>68</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	