



Grosvenor Avenue, Hayes, UB4 8NW

CHARRISON DAVIS OFFER FOR SALE THIS SPACIOUS 2 DOUBLE BEDROOM GROUND FLOOR MAISONETTE BENEFITTING FROM A REMAINING LEASE OF OVER 900 YEARS, A DETACHED GARAGE AND AVAILABLE WITH IMMEDIATE VACANT POSSESSION AND NO SERVICE CHARGES!

Located within a very popular residential area of North Hayes close to a choice of schools including the much favoured Hayes Park Primary, Kingshill shopping parade and transport links for Northolt central line station, A40 London, Hayes Elizabeth line station, Southall, Uxbridge, M4 London and Heathrow.

This spacious property offers much potential and with gas central heating you have an entrance hall with doors to all rooms, kitchen, lounge, 2 double bedrooms and a bathroom. Outside has a good sized rear garden + front garden and a detached garage.

EARLY VIEWING IS HIGHLY RECOMMENDED!

Asking Price £285,000

Tel: 020 8573 9922 Fax: 020 8569 3495

254 Kingshill Avenue, Hayes, Middlesex, UB4 8BZ

Email: info@charrisondavis.com www.charrisondavis.co.uk

194 Grosvenor Avenue, Hayes, UB4 8NW



194 Grosvenor Avenue, Hayes, UB4 8NW



194 Grosvenor Avenue, Hayes, UB4 8NW



194 Grosvenor Avenue, Hayes, UB4 8NW



194 Grosvenor Avenue, Hayes, UB4 8NW

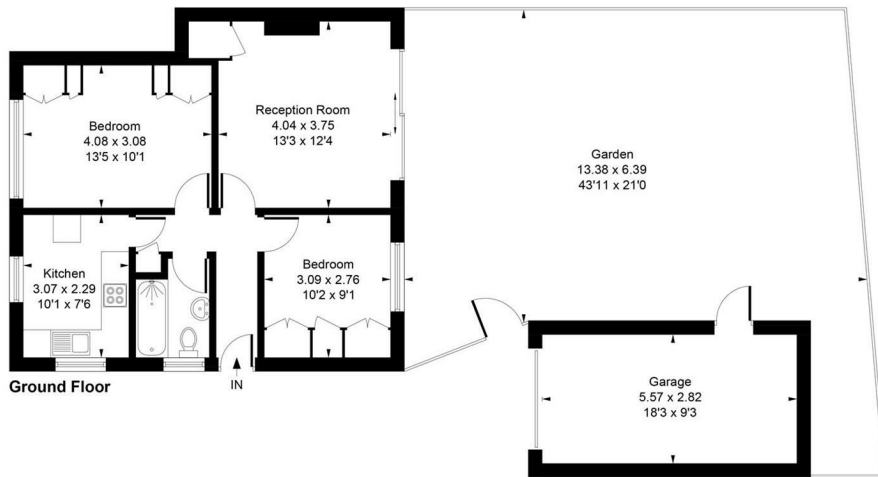


194 Grosvenor Avenue, Hayes, UB4 8NW



194 Grosvenor Avenue, Hayes, UB4 8NW

Approximate Gross Internal Area = 55.71 sq m / 600 sq ft
Garage = 15.93 sq m / 171 sq ft
Total = 71.64 sq m / 771 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.
© Vizion Property Marketing Produced for Charrison Davis

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not energy efficient - higher running costs</i>	74	76
England & Wales	EU Directive 2002/91/EC	

194 Grosvenor Avenue, Hayes, UB4 8NW

