



Oakwood Estates are delighted to present this attractive three-bedroom semi-detached residence, ideally positioned within a highly regarded residential area of Hayes. Offering spacious and well-balanced accommodation throughout, the property provides an excellent opportunity for families, first-time buyers, and investors alike, with further potential to modernize, extend, and add value, subject to the necessary planning permissions.

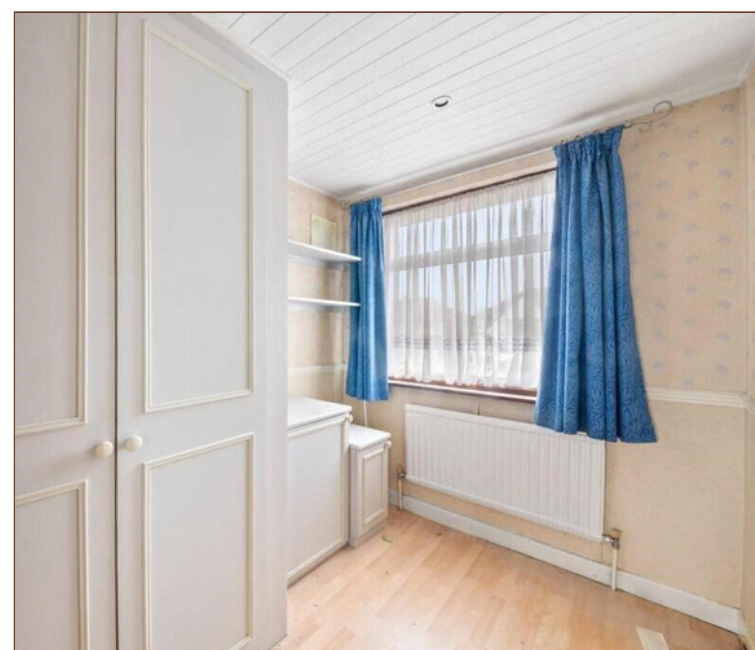
Upon entering the property, you are welcomed into a bright and inviting entrance hallway which leads through to a generous open-plan living and dining area. This versatile space benefits from an abundance of natural light and provides the perfect setting for both everyday family living and entertaining guests. The layout offers flexibility for a variety of furniture arrangements while creating a warm and sociable atmosphere throughout the ground floor.

The first floor comprises three well-proportioned bedrooms, all offering comfortable accommodation and ample space for storage. The family bathroom serves the bedrooms and presents an opportunity for modernization to suit individual tastes and requirements.

Externally, the property enjoys a private rear garden, providing an ideal outdoor space for families, gardening enthusiasts, or those looking to create a relaxing area for entertaining during the warmer months. To the front, a driveway and garage offer valuable off-street parking for multiple vehicles, together with additional storage options. The property also benefits from significant scope for extension, subject to obtaining the usual planning consents, allowing prospective purchasers to further enhance the living accommodation in line with neighboring properties and their future needs.

Situated in a convenient and family-friendly location, the property is within easy reach of a wide range of local amenities, including shops, supermarkets, restaurants, and leisure facilities. Several well-regarded schools are located nearby, making it an excellent choice for families, while excellent transport connections, including road links and nearby stations, provide straightforward access to Central London, Heathrow Airport, and the surrounding areas.

Combining generous living space, excellent potential, and a desirable location, this property represents a fantastic opportunity to acquire a home with both immediate appeal and long-term prospects.



Property Information

-  FREEHOLD PROPERTY
-  NO CHAIN
-  TWO RECEPTIONS
-  DRIVEWAY PARKING FOR 2 CARS
-  SHORT WALK TO HAYES & HARLINGTON STATION (ELIZABETH LINE)
-  COUNCIL TAX BAND D (£2,045 P/YR)
-  THREE BEDROOMS
-  GARAGE
-  CLOSE TO LOCAL SCHOOLS
-  CLOSE TO HEATHROW AIRPORT & M4/M25 MOTORWAYS


x3
Bedrooms


x2
Reception Rooms


x1
Bathrooms


x2
Parking Spaces


Y
Garden


Y
Garage

Tenure

Freehold Property

Council Tax Band

D (£2,045 p/yr)

Plot/Land Area

0.06 Acres (257.00 Sq.M.)

Mobile Coverage

5G Voice and Data

Internet Speed

Ultrafast

Schools

The property is particularly well positioned for families, with a wide selection of highly regarded schools within close proximity. Nearby educational facilities include Pinkwell Primary School, Harlington School, The Global Academy, William Byrd Primary Academy, Cranford Park Academy, and Botwell House Catholic Primary School, among others. This excellent choice of primary and secondary schooling makes the location especially appealing to families seeking convenient access to quality education for children of all ages.

Transport Links

The property benefits from excellent transport connections, making it ideal for commuters and frequent travellers. Hayes & Harlington Station is within easy reach and provides fast, regular services into Central London and surrounding areas, while West Drayton Station is also nearby, offering further rail links. London Heathrow Airport is a short distance away, providing convenient access to a wide range of international destinations.

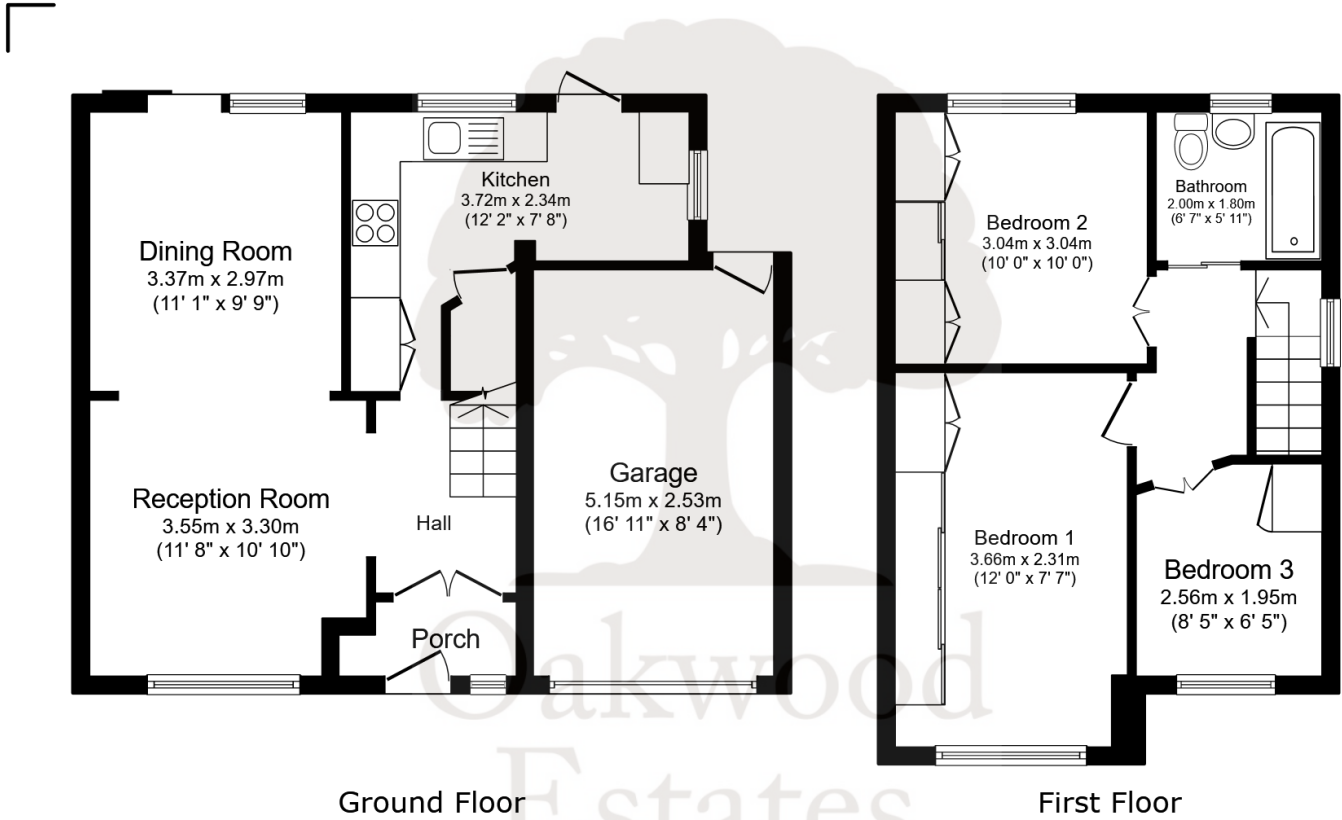
Local Area

Seaton Road is located within a well-established residential area of Hayes (UB3), offering a convenient suburban setting with a strong sense of community. The surrounding area benefits from a wide range of local amenities including shops, supermarkets, cafés, parks, and leisure facilities, all within easy reach. Hayes is popular with families and commuters alike due to its excellent transport connections and proximity to key employment hubs, including London Heathrow Airport. The area also offers a good selection of well-regarded schools and green spaces, making it a practical and attractive location for a variety of buyers.

Council Tax

Band D

Floor Plan



Total floor area: 91.4 sq.m. (984 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](#)

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