

Est. 1947

tomkinsdavis

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**Cranmer Road, Middlesex
UB3 2QJ**

£2,200 Per Month

EPC Current Band: C

DEPOSIT ALTERNATIVE AVAILABLE

An exceptionally well presented three-bed mid-terrace family home offering spacious and well-maintained accommodation throughout.

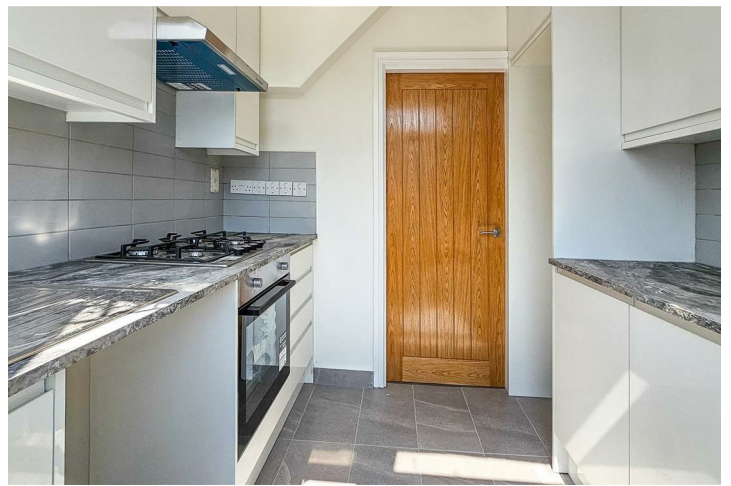
The property features a bright and well-proportioned through lounge and newly fitted kitchen complete with appliances. The first floor comprises three bedrooms; two doubles and one single, together with a family bathroom suite.

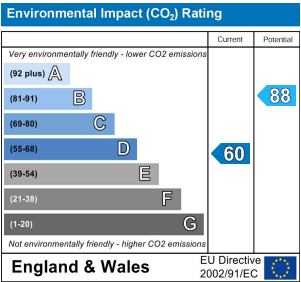
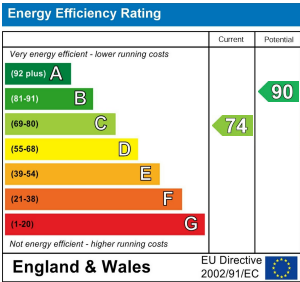
Further benefits include double glazing throughout, gas central heating and private rear garden.

Ideally situated in a convenient residential location, the property offers excellent access to Hayes Town Centre, with its wide range of shops, supermarkets, cafés and everyday amenities. Hayes & Harlington Station is within easy reach, providing fast and direct services to Central London, Heathrow Airport and Reading via the Elizabeth Line. The property also benefits from excellent road links to the A312, M4, M25 and Heathrow Airport, making it an ideal location for both commuters and families.

Council Tax: Band D

HOLDING RETAINER (equivalent to one week's rent) £500





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and other areas are approximate and no responsibility taken for any error, omission or mis-statement. This plan is for illustration purposes only and should be used as such by any prospective purchaser or advisor. Tomkins Davis have not tested any apparatus, equipment, fixtures and fittings or services therefore cannot verify that they are in good working order or fit for purpose. Neither have we checked any legal documentation to verify the leasehold or freehold status of the property and advise any purchaser to obtain verification from their solicitor or surveyor.