

2 Bed Maisonette

£1,050 per month



## Grosvenor Avenue UB4 8NW

Located on a popular residential road in North Hayes close to shops, bus routes and well regarded Schools is this well presented & spacious first floor maisonette offered for sale on a unfurnished basis but with the kitchen appliances. Accommodation comprises landing with access to loft, reception room, modern fitted kitchen with oven, washing machine & fridge freezer, 2 double bedrooms & family bathroom. The property also enjoys a private rear garden...AVAILABLE NOW..

## Accommodation

- a first floor maisonette
- 2 double bedrooms
- spacious reception room
- fitted kitchen with appliances
- family bathroom
- private rear garden
- double glazing / gch
- unfurnished



## Ground Floor

reception room -

kitchen -

reverse view -

bedroom 1 -

bedroom 2 -

bathroom -

private rear garden -



## Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78   C
55-68	D	67   D	
39-54	E		
21-38	F		
1-20	G		

