



Roseville Road

, Hayes, Middlesex, UB3 4RA

Rental £2,500 pcm

3 bedroom House available 11 September 2025

56 Coldharbour Lane, Hayes, Middlesex, UB3 3ES
info@simpleea.com

0208 5734663

Opening Times

Mon 10.00 - 18.30; Tues 10.00 - 18.30
 Wed 10.00 - 18.30; Thurs 10.00 - 18.30
 Fri 10.00 - 18.30; Sat 10.00 - 14.00; Sun Closed

* Unfurnished

Description

THREE/FOUR BED FAMILY HOME!! Simple Estate Agents are delighted to present this three bed two reception family home. This property is situated in the popular South Hayes area and comprises of porch entrance, hallway, galley kitchen (new kitchen being fitted), two receptions of which one can be used as fourth bedroom, three good sized bedrooms of which two have fitted wardrobes, shower room, separate WC, rear garden with storage shed and off street parking. Location: Situated in South Hayes, within walking distance to Cranford Park Academy Primary school, E6/195 bus routes, short drive to A312/M4/A4/A40 and Heathrow Airport, choice of supermarkets and local amenities.

Accommodation

All measurements are approximate.

Further Information

The deposit required is £2,884

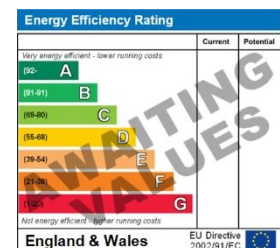
The landlord has requested to include 1. Garage not included

The landlord is willing to rent this home to Employed, Self Employed, Own Means, Retired

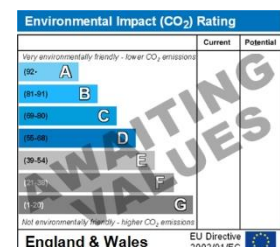
The landlord is willing to rent the property for a minimum of 6 Months and a maximum of 12 Months

Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO₂) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.

Property Ref: inst-5873

Creation Date: 18/07/2025

IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Simple Residential LTD, 2025. Simple Residential LTD Registered in England No. 06339918