



Wimborne Avenue

, Hayes, Middlesex, , UB4 0HQ

Rental £2,700 pcm

4 bedroom House available Now

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

FOUR BED TWO BATH FAMILY HOME!! Simple Estates are delighted to present to the market this four bed family home just off Yeading Lane. This property is perfect for a large family and comprises of two receptions, kitchen, four generously sized bedrooms, family bathroom, downstairs shower room, private rear garden, off street parking and decorated throughout. Location: Situated close to Yeading Lane, 140/E6/90/207 bus routes, junctions A312/M4/A40, choice of schools supermarkets and local amenities spread across Uxbridge Road.

Accommodation

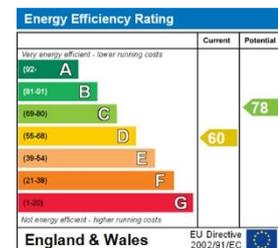
All measurements are approximate.

Further Information

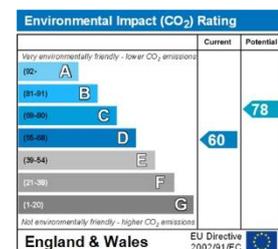
The deposit required is £3,115.38
 The landlord has requested to include Garage is not included in rental as landlord is retaining this. The Tenants agree not to block access to the garage at any time
 The landlord is willing to rent this home to Employed, Self Employed, Student, Own Means, Retired
 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 lower the impact on the environment.
 Creation Date: 12/05/2026

Property Ref: inst-6062

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, 2026. Simple Residential LTD Registered in England No. 06339918