



Skipton Drive

, Hayes, Middlesex, UB3 1PN

Rental £2,300 pcm

3 bedroom House available 09 June 2025

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

FIRST TIME LET!! Simple Estates are delighted to present this three bed family home available to let for the very first time. This property is available to move in straight away and comprises of entrance porch, lounge, large dining area, good sized kitchen, family bathroom, downstairs shower room, additional study area, three bedrooms with fitted wardrobes and private rear garden with ample storage. Location: Situated within a short walk to Harlington/Pinkwell school, U4/140/A10/H98/E6 bus routes, M4/A312/M40 junctions, supermarkets and local amenities.

All measurements are approximate.

Further Information

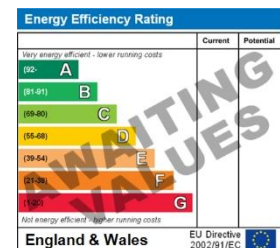
The deposit required is £2,653

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

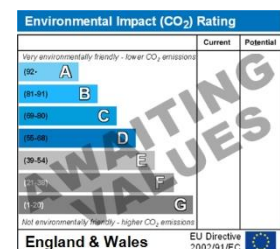
The landlord is willing to rent the property for a minimum of 6 Months and a maximum of 12 Months

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 less impact it has on the environment.

Accommodation

Property Ref: inst-5804

Creation Date: 04/05/2025

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