

# Jukes & Co

## Estate Agents



## Field End Road

, Ruislip, HA4 9BF

Offers Over £290,000



One Bedroom | 388 Sq.ft | ALLOCATED PARKING | Modern Development | Short Walk to Eastcote Station | INVESTMENT OPPORTUNITY |

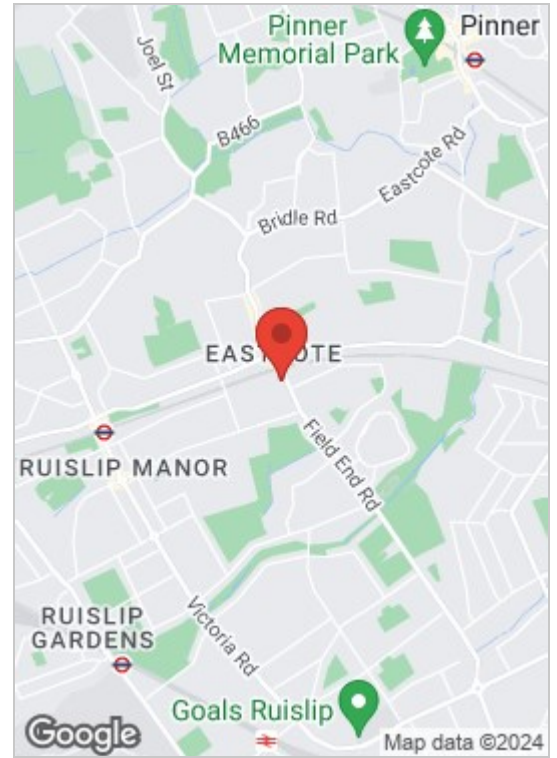
Indulge in contemporary elegance with this well-appointed one-bedroom apartment, perfectly situated in the heart of Eastcote's lively high street. Ideal for first-time buyers and astute investors, this residence seamlessly blends style and convenience.

Spanning 36 sq/m, the property is strategically located just 0.1 miles from Eastcote Station, offering easy access to the Metropolitan and Piccadilly Lines. With a leasehold tenure and a monthly service charge of £95, along with an annual ground rent of £60, this apartment guarantees a hassle-free lifestyle. The practicality is further enhanced by its Council Tax Band C and an EPC Rating of D.

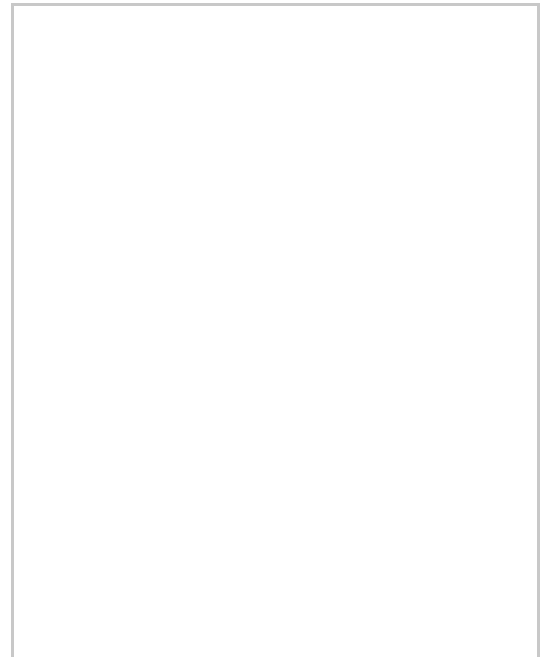
The living room bathed in natural light provides a relaxing space, complemented by a modern kitchen for culinary delights. The tranquil bedroom with tasteful design elements and a contemporary shower adds a touch of luxury. An allocated parking space ensures convenient parking.



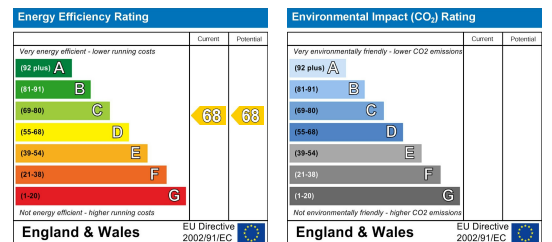
## Area Map



## Floor Plan



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

### Sales and Lettings

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