

Kingswear Road

Ruislip • Middlesex • HA4 6AY

Guide Price: £500,000



coopers
est 1986

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Presented to the market with no upper chain, this charming two bedroom mid-terrace home is situated in the heart of Ruislip Manor. The property has many original features and is perfect for those looking for somewhere to personalise. The property is also a short walk to Ruislip Manor and Ruislip Gardens tube station. A viewing of this wonderful abode is recommended as soon as possible.

NO CHAIN

TERRACED B TYPE MANOR HOME

TWO DOUBLE BEDROOMS

LARGE LIVING ROOM

KITCHEN/DINER

FAMILY BATHROOM

OFF STREET PARKING

SOUTH WEST FACING GARDEN

QUIET ROAD

646 SQ.FT

These particulars are intended as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page.





Description

Welcome to this charming 1930s terraced house located on Kingswear Road in the desirable area of Ruislip Manor. As you step inside, you are greeted by a spacious living room, perfect for relaxing with family and friends. The kitchen/diner is ideal for hosting dinner parties or enjoying a cozy meal at home. This lovely property boasts two double bedrooms, offering ample space for a growing family or guests. The family bathroom provides convenience and comfort for all residents. Located in a sought-after area, this terraced house offers a perfect blend of comfort and convenience. Don't miss the opportunity to make this house your home and enjoy all that it has to offer.

Outside

One of the highlights of this house is the south-west facing garden, a tranquil outdoor space where you can unwind after a long day or entertain guests during the warmer months. The front of the property includes a paved driveway for off street parking.

Situation

Kingswear Road is set in the heart of Ruislip Manor and is conveniently located close to parks, transport and amenities at Ruislip Manor including a selection of shops at the high street and Library. For the motorist, there are excellent connections to central London via the M25 and the M40. Commuters are well suited with five London underground stations in the area. Ruislip Manor is a short walk away and offers the Metropolitan and Piccadilly lines into Central London, Uxbridge and Harrow on the Hill. Other nearby stations include Ruislip Gardens (Central line) or South Ruislip, serviced by both tube and train lines into Marylebone Station in just 25 minutes, with regular trains every 15 minutes. For families, there are a number of highly regarded schools that cater for children of all ages within close proximity including Lady banks, Ruislip High and Ruislip High School. Shenley Park and Ruislip Rugby Fields are both closeby.



Schools:

Lady Banks Infant and Junior School 0.3 miles
Ruislip Gardens Primary School 0.5 miles
Ruislip High School 0.4 miles



Train:

Ruislip Manor 0.4 miles
Ruislip 0.4 miles
Ruislip Gardens 0.5 miles



Car:

M4, A40, M25, M40



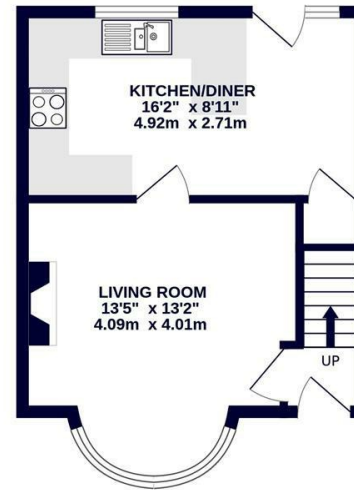
Council Tax Band:

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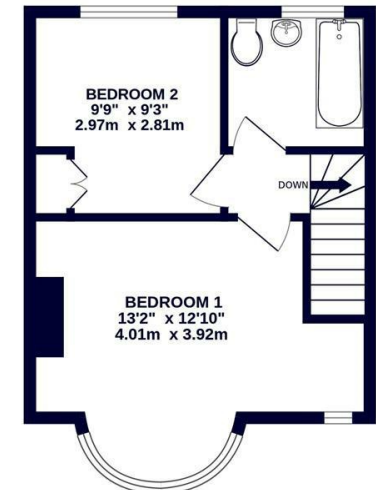
(Distances are straight line measurements from centre of postcode)



GROUND FLOOR
321 sq.ft. (29.8 sq.m.) approx.



1ST FLOOR
326 sq.ft. (30.3 sq.m.) approx.

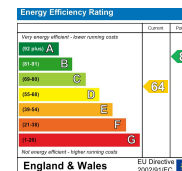


TOTAL FLOOR AREA : 646 sq.ft. (60.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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