



A three bedroom ground floor apartment with private patio and garden  
Ducks Hill Rd, Northwood, Middlesex HA6 2SQ

**ROBSONS**

**Asking Price: £2,500 pcm**

## **A three bedroom ground floor apartment with private patio and garden**

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• ENTRANCE HALLWAY • LIVING/DINING ROOM • FULLY FITTED KITCHEN WITH SIEMENS APPLIANCES & UTILITY ROOM • CLOAKROOM • LARGE MASTER BEDROOM WITH ENSUITE BATHROOM • TWO FURTHER BEDROOMS • BATHROOM • PRIVATE REAR TERRACE AND GARDEN • UNDERFLOOR THROUGHOUT PROPERTY • SECURE GATED PARKING FOR ONE VEHICLE • UNFURNISHED

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### **Description**

A beautifully presented three double bedroom, two bathroom, ground floor luxury apartment set in a prestigious and secure development. The property comprises of entrance hall, lounge, fitted kitchen, utility room and three double bedrooms, the master bedroom with ensuite shower and a family bathroom. The property is offered with under floor heating throughout, video entry phone system and allocated parking. The property further benefits from a private patio and garden.

**\*\* An advance reservation payment of one weeks rent is required to secure the property \*\***

### **Location**


Northwood provides a range of shopping facilities including Waitrose supermarket, a variety of restaurants and other amenities with the Metropolitan Line station providing access to Baker Street and the City. There is a plethora of state and private schooling together with a wide choice of recreational facilities, which include golf courses and fitness centres. The M1, M40 and M25 motorways are also accessible.



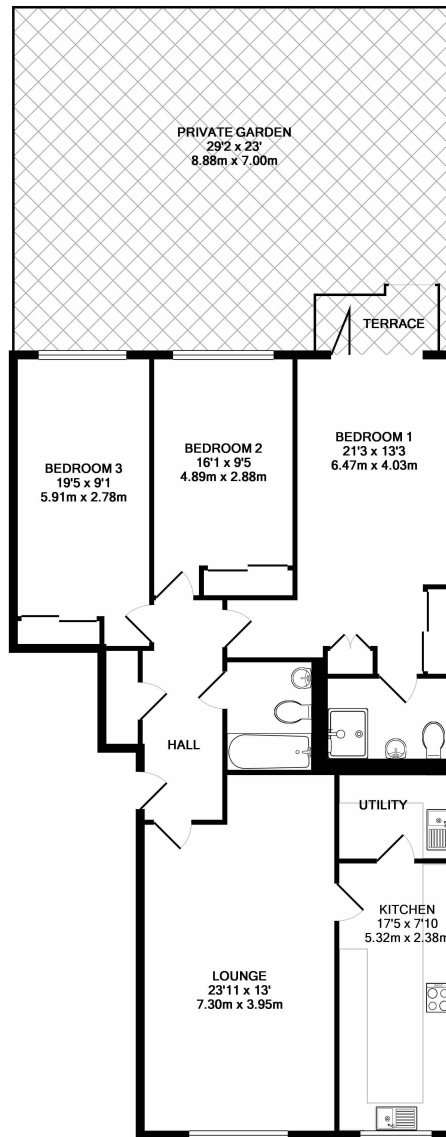


**Additional Information**

- Local Authority: Hillingdon
- Council Tax Band: G
- Deposit Amount: £2,884.00
- Reservation Payment: One weeks rent
- Energy Efficiency Rating: Band B
- Available Date: 03/08/2026

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
32-100	<b>A</b>		
21-31	<b>B</b>	<b>90</b>	<b>90</b>
13-20	<b>C</b>		
5-12	<b>D</b>		
2-4	<b>E</b>		
1-3	<b>F</b>		
0-1	<b>G</b>		
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 	





TOTAL APPROX. FLOOR AREA 1235 SQ.FT. (114.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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