

# Bembridge Gardens

Ruislip • • HA4 7EU  
Asking Price: £340,000



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A well presented and spacious two bedroom first floor apartment that is located within a small block on a sought after road in Ruislip. The property benefits from a long lease and a garage.

TWO BEDROOM

FIRST FLOOR APARTMENT

LONG LEASE

GARAGE

MODERN CONDITION

FAMILY BATHROOM

BUILT IN WARDROBES

WALKING DISTANCE TO RUISLIP STATION

SOUGHT AFTER LOCATION

640 SQ.FT

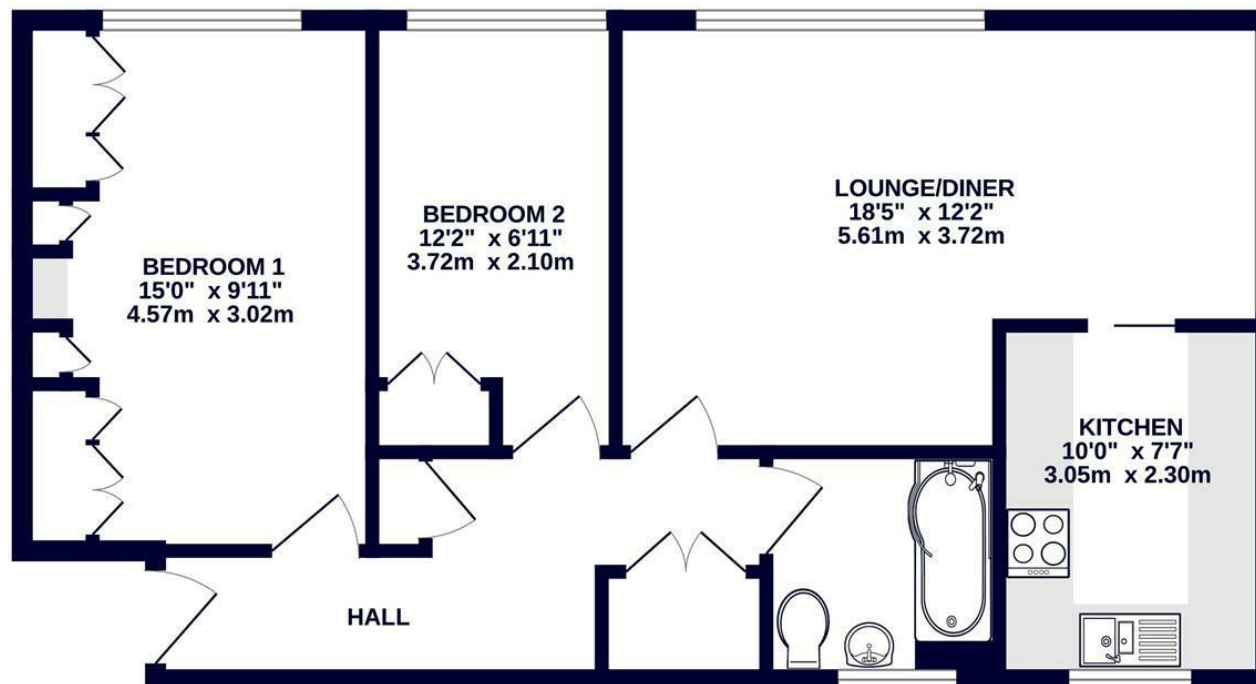
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# SECOND FLOOR 640 sq.ft. (59.5 sq.m.) approx.



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TOTAL FLOOR AREA : 640 sq.ft. (59.5 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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126-128 High Street, Ruislip,  
Middlesex, HA4 8LL  
ruislipsales@coopersresidential.co.uk

**CoopersResidential.co.uk**

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Target
A (92-100)		
B (81-91)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales EPC Directive 2002/91/EC		

Important Notice: 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 or representation of fact, but must satisfy themselves by inspection or otherwise has the authority to make or give any representation or warranty in respect of the property.