Bridgwater Road

Ruislip • Middlesex • HA4 0EE

Guide Price: £525,000



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Situated on popular Bridgwater Road in Ruislip, this attractive two-bedroom, two-bathroom B Type Manor Home offers well-proportioned accommodation arranged over two floors, together with the added benefit of a garage to the rear. The ground floor comprises a welcoming entrance hall with access to a useful downstairs cloakroom and shower room, leading through to a spacious open-plan living/dining room which provides an excellent area for both relaxing and entertaining. The kitchen area is modern and well equipped creating a practical and sociable heart to the home. Upstairs, there are two well-proportioned bedrooms, with the impressive principal bedroom measuring approximately 16'3" x 12'5", alongside a modern shower room. The property offers approximately 840 sq ft of accommodation and further benefits from a garage, accessed from a secure rear gated service road providing valuable additional storage and parking. Located between South Ruislip and Ruislip Manor, the property is well placed for a range of local shops, restaurants, schools, parks and transport links, including the Central as well as the Metropolitan and Piccadilly line services. An excellent opportunity for first-time buyers, couples or those looking to downsize, viewing is highly recommended.

B TYPE MANOR HOME

TWO DOUBLE BEDROOMS

TWO BATHROOMS

EXTENDED, OPEN PLAN KITCHEN

WALKING DISTANCE TO RUISLIP GARDENS STATION

SPACIOUS LIVING ROOM

SOUTH EAST FACING GARDEN

SEPARATE GARAGE

DOWNSTAIRS W.C.

840 SQ.FT. TOTAL

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.









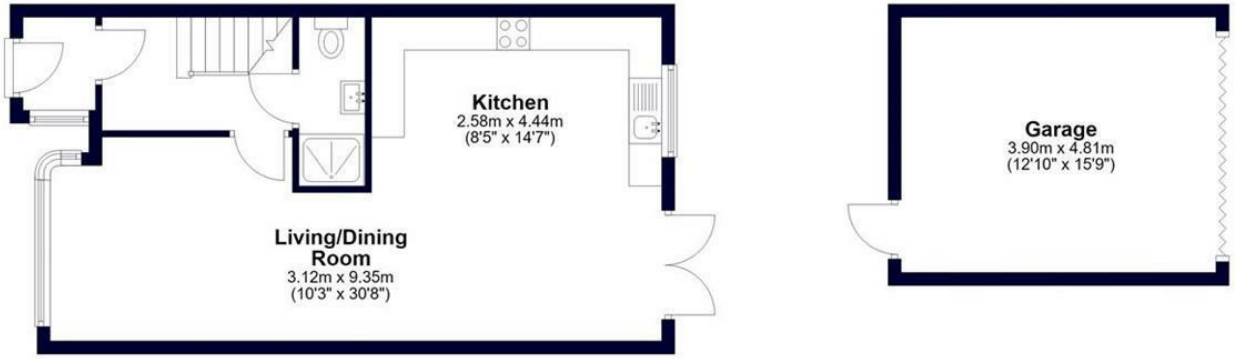






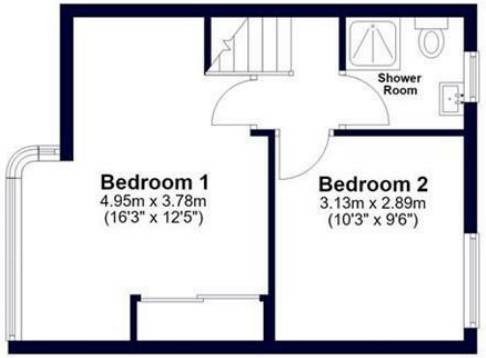
Ground Floor

Approx. 46.2 sq. metres (497.6 sq. feet)
(excluding Garage)



First Floor

Approx. 31.8 sq. metres (342.5 sq. feet)



Total area: approx. 78.0 sq. metres (840.1 sq. feet)

Total area including garage: approx. 96.8 sq. metres (1042.0 sq. feet)

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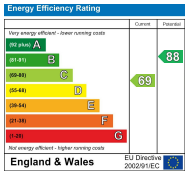
Whilst every effort has been made to ensure the accuracy of this floor plan, measurements of doors, windows, rooms and other items are approximate and no responsibility is taken for any errors. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
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