



- First Floor Studio Flat
- Separate Kitchen With White Goods
- Walking Distance to Ruislip High Street
- Residential Road
- Available Immediately

- Spacious Lounge
- Tiled Bathroom
- Close To Ruislip Tube Station
- Unfurnished
- EPC Rating D

We are proud to offer this rarely available first-floor studio flat to the market. Offered in good order and situated on a quiet residential road in Ruislip within walking distance of Ruislip High Street and Ruislip Tube Station (Metropolitan/Piccadilly Lines).

The property briefly comprises; a large lounge, a separate kitchen with white goods and a tiled bathroom with bath and an off-street parking space.

Available immediately unfurnished with white goods

Rent: £1,000 PCM

Deposit: £1153.84 (5 weeks' rent)

Holding deposit: 1 week's rent £230.77 (which will be used towards the remaining move-in money due)

Length of tenancy: Minimum 12 months

Local authority: Hillingdon Council

Council tax band: B

Internet Speed: Download - (up to) 330 Mbps Upload - (up to) 50 Mbps

Mobile Coverage:

EE - Good outdoor and in-home

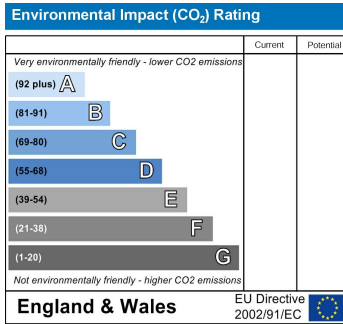
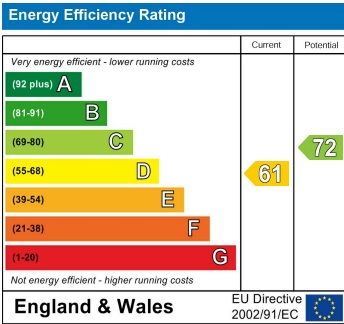
Three - Good outdoor, variable in-home

O2 - Good outdoor, variable in-home

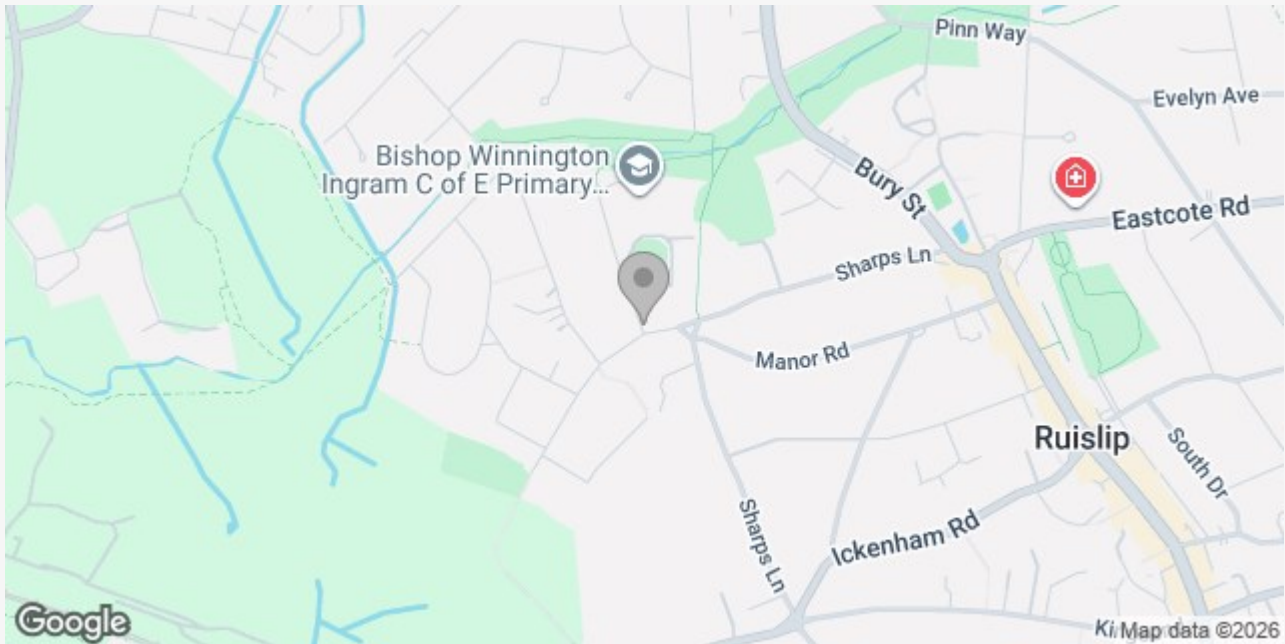
Vodafone - Good outdoor, variable in-home

*Please note all dimensions and descriptions are to be used as a guide only by any prospective tenant and do not constitute representations of fact or form part of any offer or contract. Internet Speed and Mobile Coverage figures are based on estimates provided by Ofcom at <https://checker.ofcom.org/>





These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



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We take great pride in being known for our honesty and consistent hard work, so whether you are selling or letting your property or looking to find your ideal home please contact us now and let us assist you further.