

Stowe Crescent

Ruislip • Middlesex • HA4 7SR
Offers In Excess Of: £500,000



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Stowe Crescent enjoys an enviable position moments from the amenities of Howletts Lane, while the vibrant heart of Ruislip High Street lies just under a mile away, offering an excellent array of boutiques, restaurants and transport links. Ruislip and West Ruislip stations provide fast and frequent services via the Metropolitan, Piccadilly and Central lines, as well as National Rail into Marylebone in approximately 25 minutes. The area is further enhanced by highly regarded schools and beautiful green spaces including Ruislip Woods and Highgrove, making this a superb setting for both families and professionals alike.

The property itself offers stylish, well balanced accommodation. A welcoming hallway leads to the recently refurbished kitchen, while the elegant rear reception room flows seamlessly into a bright conservatory, ideal as a dining space or home office with views over the garden. Upstairs are two generous double bedrooms with storage and a contemporary family bathroom. Externally, the home benefits from off street parking for two vehicles and a private, low maintenance rear garden, creating a refined and practical lifestyle opportunity.

TWO BEDROOM

END OF TERRACE

NEWLY FITTED KITCHEN

MODERN CONDITION THROUGHOUT

CONSERVATORY

FAMILY BATHROOM

LARGE LIVING ROOM

OFF STREET PARKING

SOUGHT AFTER LOCATION

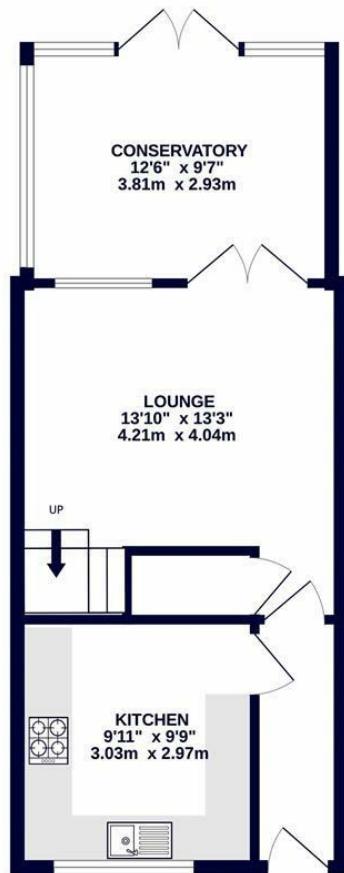
758 SQ.FT

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.





GROUND FLOOR
439 sq.ft. (40.8 sq.m.) approx.



1ST FLOOR
319 sq.ft. (29.6 sq.m.) approx.



TOTAL FLOOR AREA: 758 sq.ft. (70.4 sq.m.) approx.
Whilst every effort has been made to ensure the accuracy of the floor plans, measurements of doors, windows, rooms and 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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Energy Efficiency Rating	
	Current
Very energy efficient - lowest running costs	
2001-02 A	88
2004-05 B	71
2004-05 C	71
2004-05 D	71
2004-05 E	71
2004-05 F	71
2004-05 G	71
All energy efficient - higher running costs	
EU 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.