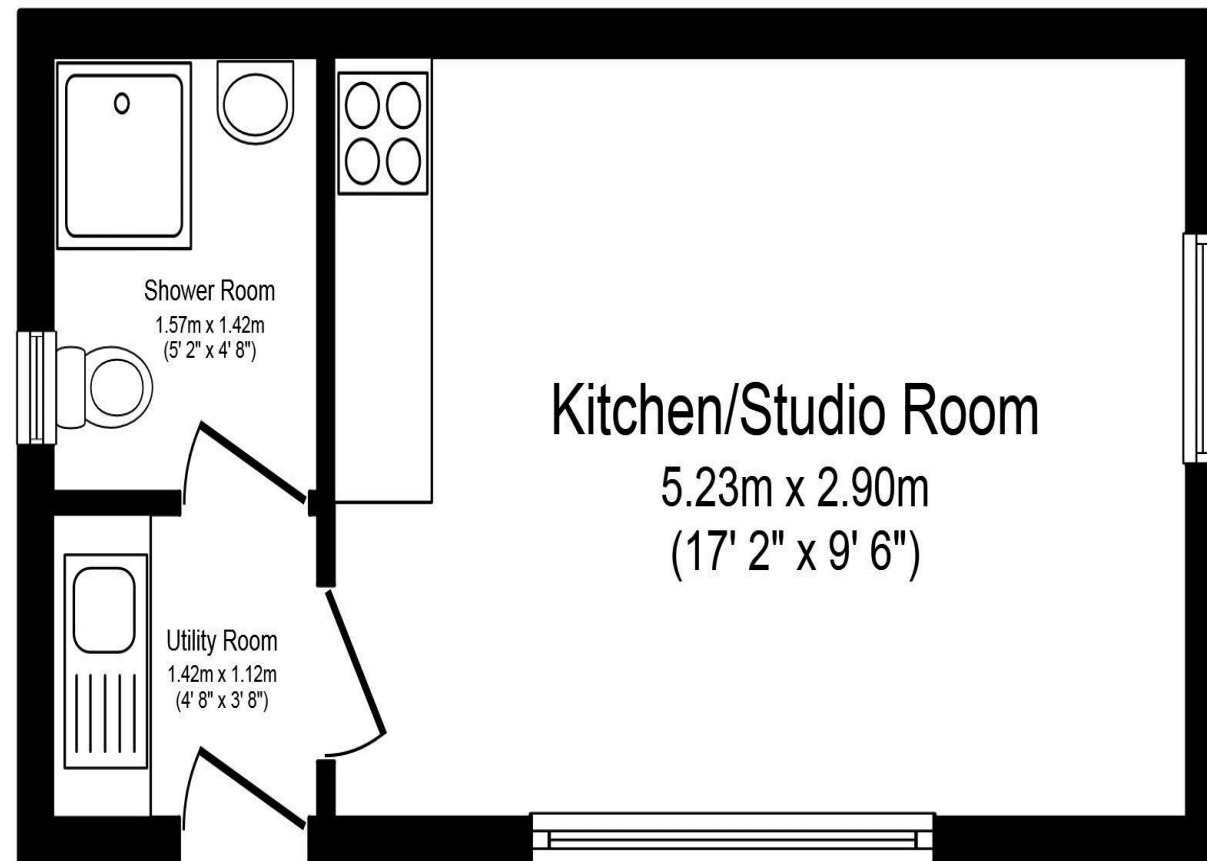


## 48 Islip Manor Road Northolt UB5 5DZ

Price Guide: Monthly Rental Of £1,100



**Floor Plan**

Total floor area 23.9 sq.m. (257 sq.ft.) approx  
This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

ELECTRIC AND WATER RATES INCLUDED London  
Borough of Ealing  
Council Tax Band - A  
Council tax £1,361PA  
Part furnished  
Available now  
EPC =D

NORTHOLT OFFICE

83 Oldfields Circus Northolt, Middlesex UB5 4RU

sales: 020 8423 2222 lettings: 020 8423 0222

[northolt@bennetholmes.com](mailto:northolt@bennetholmes.com)

**IMPORTANT** Bennett Holmes would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



ELECTRIC AND WATER RATES INCLUDED. Bennett Holmes are pleased to present this self contained ground floor studio annexe to rent located in a popular residential road in Northolt. The property is convenient for Northolt's shopping and transport facilities which includes the central tube station (0.7 miles) and the A40 for access in and out of London. Other benefits include electric heating, double glazing and share of the communal garden. The property is offered Part furnished and available now.



- GROUND FLOOR
- STUDIO ANNEXE
- CONVENIENT LOCATION
- ELECTRIC AND WATER BILLS INCLUDED
- DOUBLE GLAZING
- USE OF REAR SHARED GARDEN
- PART FURNISHED
- AVAILABLE NOW

**48 Islip Manor Road  
Northolt  
UB5 5DZ**

**Price Guide:** Monthly Rental Of £1,100



### Accommodation

The accommodation is accessed via the rear communal garden with its own door leading into an entrance hallway with utility area and doors to the separate shower room and studio room. The shower room comprises of shower cubicle with electric shower, vanity wash hand basin, fully tiled walls and flooring and a low flush WC. The studio room is open plan with the kitchenette which includes splashback tiling, wall mounted cupboards, sink and undercounter fridge/freezer. The property also benefits from double glazed windows, tiled flooring in both the utility area and shower room and full laminate flooring in the studio room. Outside the property is use of the rear communal garden street parking to the front. ELECTRIC AND WATER RATES INCLUDED.

