

## Elliott Avenue Ruislip HA4 9LY

Price Guide: Monthly Rental Of £1,400



Bennett Holmes are pleased to offer this one double bedroom end of terraced house. The Property is situated in a quiet and sought after residential location within easy reach of Ruislip Manor and Eastcote's shopping facilities and transport links including the Metropolitan and Piccadilly Tube lines. Other benefits include double glazing, gas central heating, private small front garden and allocated parking for 1 car. The property is offered unfurnished and available now.

Unfurnished  
Available Now  
Borough of Hillingdon  
Council Tax Band C  
Council Tax £1,735 per annum  
EPC =C

### NORTHOLT OFFICE

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**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.



- END OF TERRACED HOUSE
- ONE DOUBLE BEDROOM
- LOUNGE AND SEPARATE KITCHEN
- DOUBLE GLAZING
- GAS CENTRAL HEATING
- OFF STREET PARKING
- UNFURNISHED
- AVAILABLE NOW

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### Accommodation

Accommodation comprises entrance hallway leading to the living room and stairs to the first floor. The kitchen is situated off the lounge which includes base and eye level units, integral electric oven with 4 ring gas hob, overhead extractor fan, plumbed for washing machine, cupboard housing fridge/freezer, splash back tiling and wood laminate flooring. To the first floor there is a cupboard housing the boiler and doors to the 3 piece bathroom suite with partly tiled walls and fully tiled flooring. The double bedroom consists of wood laminate flooring and a built in cupboard.

Outside there is off street parking for one car and own front garden. Other benefits include double glazing and gas central heating.

