





**ALLDAY  
& MILLER**



Victoria Road, Ruislip, HA4 0GE  
**£315,000**

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- One Bedroom Apartment
- Underfloor Heating
- Rooftop Garden
- Finished To A High Specification
- Easy Access To Transport Links
- Allocated Parking Space
- Ideal For First Time Buyers
- Fitted Wardrobes
- Fully Integrated Kitchen
- Nearby To A Selection Of Primary / Secondary Schools

## Description

This delightful property presented in well maintained condition throughout comprises of a spacious double bedroom, the contemporary bathroom is designed with modern fixtures, the heart of the home is the bright and airy reception and dining room, which seamlessly integrates with a well equipped fitted kitchen. This open-plan layout creates an inviting atmosphere.

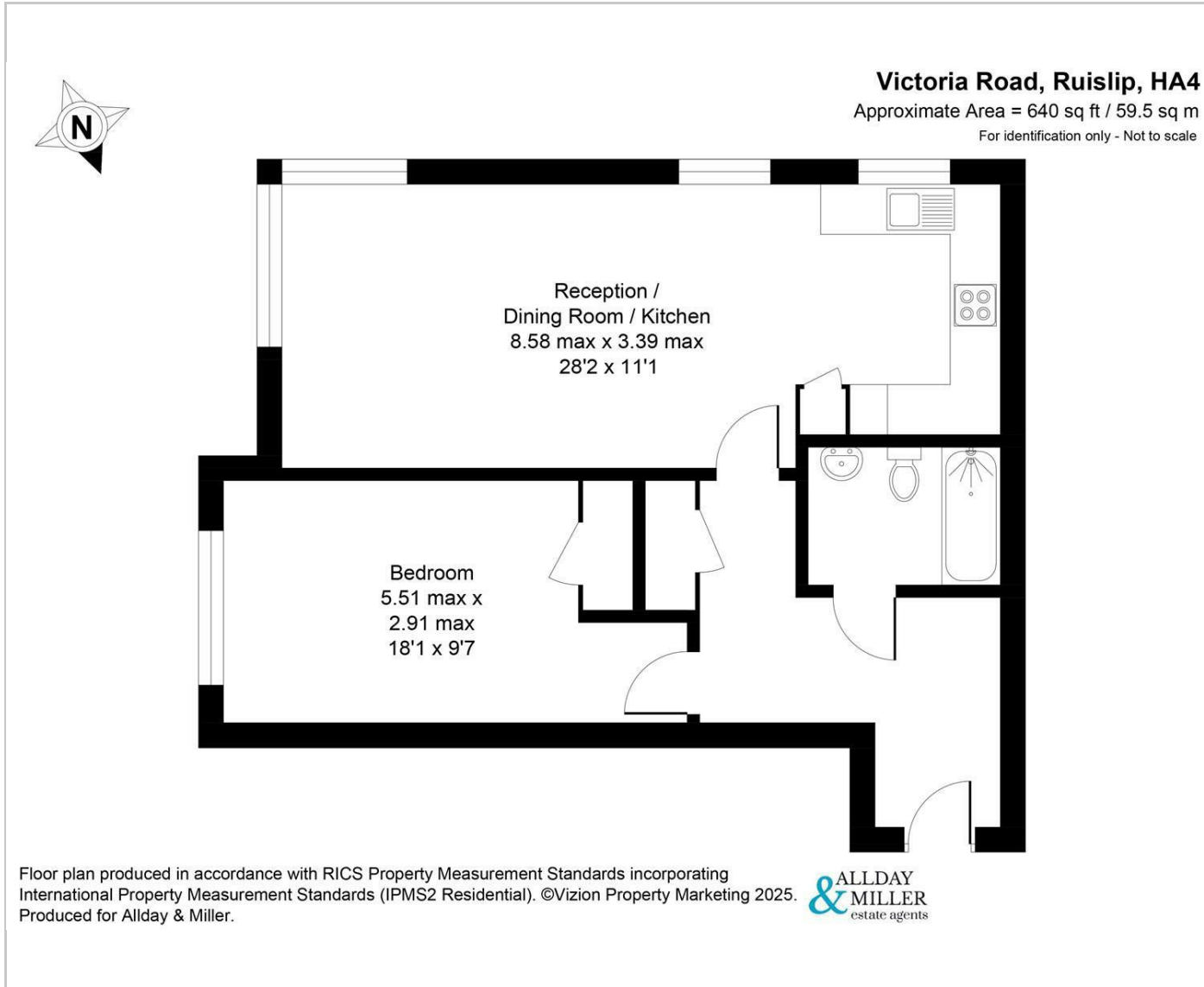
Additionally, the property benefits from allocated parking, providing convenience for residents. The well-maintained communal grounds enhance the overall appeal, offering a pleasant space for outdoor entertainment.

## Situation

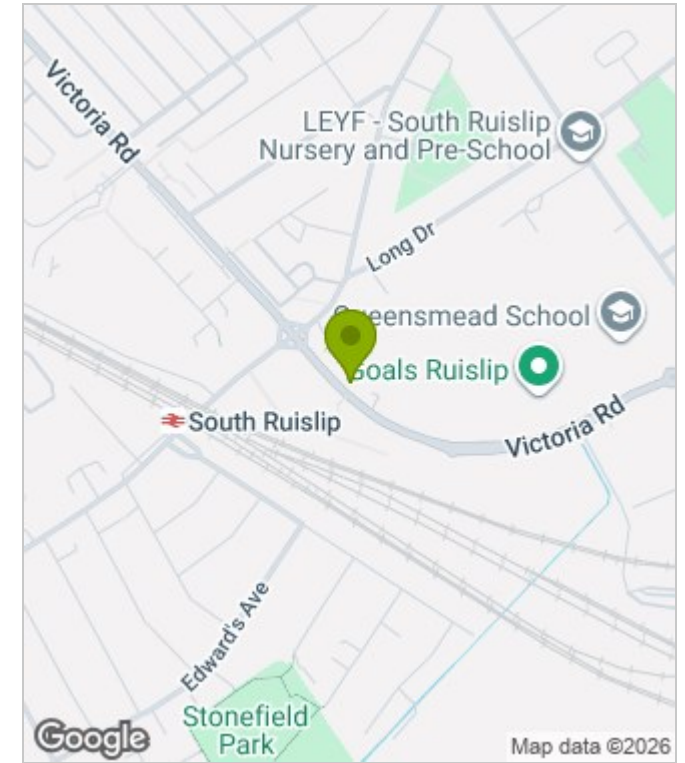
Extremely well placed and within easy reach Ruislip Manor's shopping and transport facilities including the Metropolitan and Piccadilly Line Station which offers services into London in less than an hour. Central line train stations and National Rail connections are also accessible locally. Alternatively for the motorist the A40/Western Avenue is just a short drive away providing easy and direct access into Central London and the surrounding Home Counties. For families the property is ideally located within the catchment areas of local highly regarded schools and is close to Bessingby Playing Fields.



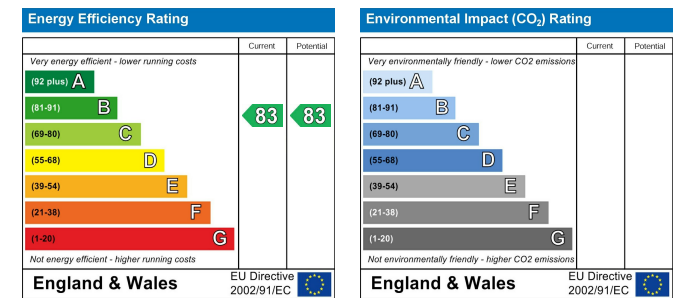
## Floor Plans



## Area Map



## Energy Performance Graph



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