



## Flat 1, 4A Ashburton Road , Ruislip, HA4 6AD Offers In The Region Of £415,000

Nestled on the desirable Ashburton Road in Ruislip, this charming Share of Freehold purpose-built apartment offers a delightful living experience with large communal garden space. Spanning an impressive 701 square feet, the property features a open plan kitchen-reception room that provides a welcoming space for relaxation and entertainment.

The apartment comprises of two comfortable bedrooms, perfect for accommodating yourself or providing ample space for guests. The newly refurbished bathroom is conveniently located, ensuring ease of access for everyone.

One of the notable advantages of this property is the availability of parking for one vehicle, use also of on street disabled vehicle space a valuable asset in this bustling area.

With its prime location, this apartment is ideally situated to take advantage of the local amenities, including shops, schools, and transport links, making it an excellent choice for those seeking both convenience and comfort. This property presents a wonderful opportunity for first-time buyers or those looking to downsize without compromising on quality of life.

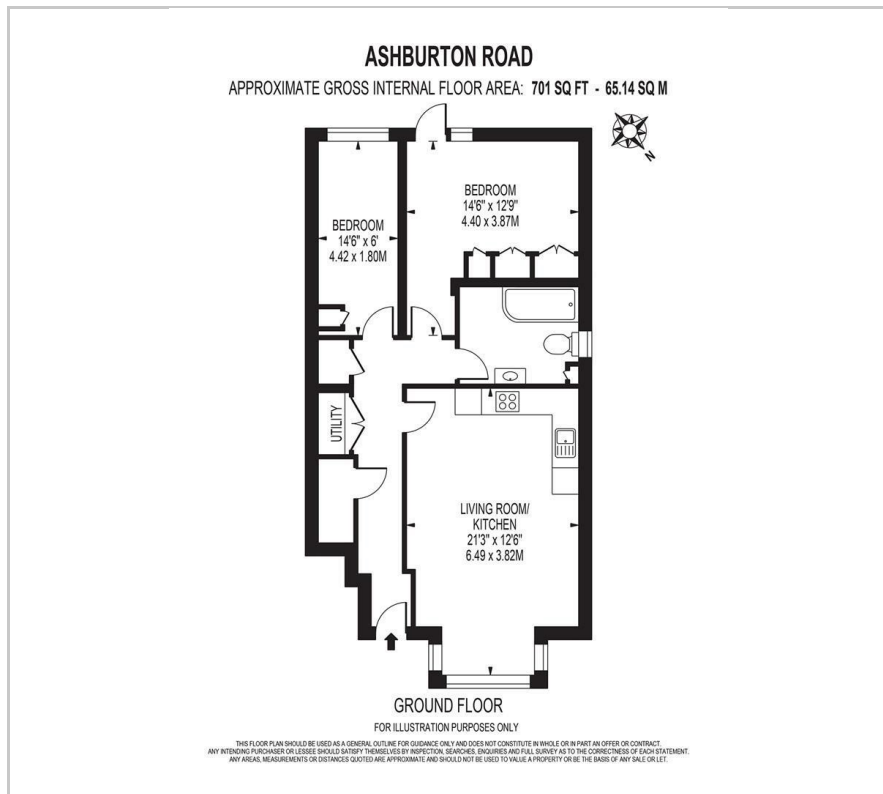
- Modern Living
- Share of Freehold
- No Service Charges
- Off street Parking
- Central Heating
- Ground Floor
- 2 bedrooms
- Close to amenities and transportation

### Viewing

Please contact our Elliott and Company Office on 020 8842 3333 if you wish to arrange a viewing appointment for this property or require further information.



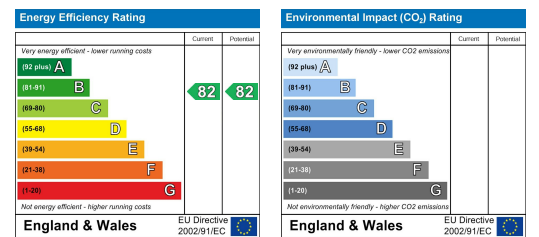
## Floor Plan



## Area Map



## Energy Efficiency Graph



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 of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

62 Station Approach, Ruislip, Middlesex, HA4 6SA

020 8842 3333 [lettings@elliottandcompany.co.uk](mailto:lettings@elliottandcompany.co.uk)

