



- Three Bedroom Bungalow
- Large Patio
- Quiet Residential Road
- Family Shower Room
- Available Immediately

- Modern Kitchen/Diner
- Reception Room
- En-suite
- Garage
- EPC Rating D

This well-presented THREE-bedroom semi-detached bungalow is situated on one of the area's most popular roads. The property comprises: an entrance hall, three bedrooms, en-suite to master, family shower room, lounge and open-plan kitchen/diner.

There are well-maintained gardens to the front and rear, including a large raised patio area and a double garage to the rear of the property.

Mount Park Road is ideally positioned just moments from Eastcote Village, Ruislip and Pinner with its local restaurants and transport connections (Piccadilly/Metropolitan lines and Ruislip Gardens and sought-after primary and secondary schools nearby.

Further benefits include: gas central heating, double glazing and wood flooring.

Available immediately unfurnished.

Rent: £2,250 PCM

Deposit: £2,596.15 (5 weeks' rent)

Holding deposit: 1 week's rent £519.23 (which will be used towards the remaining move-in money due)

Local authority: Hillingdon

Council tax band: E

Internet Speed: Download - (up to) 1,800 Mbps Upload - (up to) 220 Mbps

Mobile Coverage:

EE - Good outdoor, variable in-home

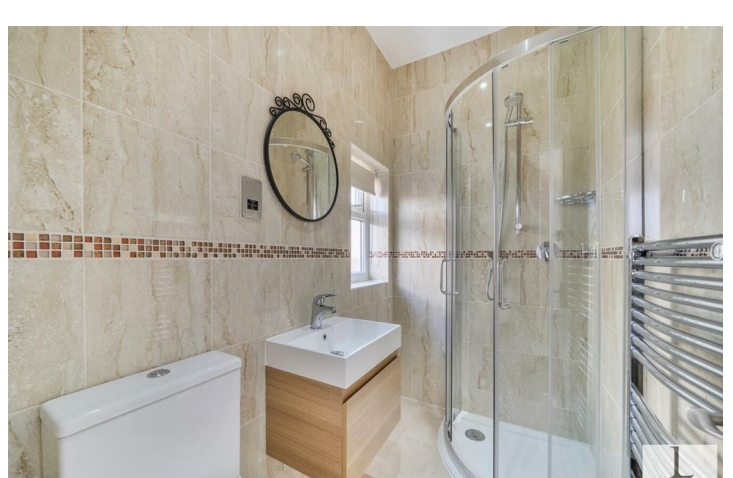
O2 - Good outdoor and in-home

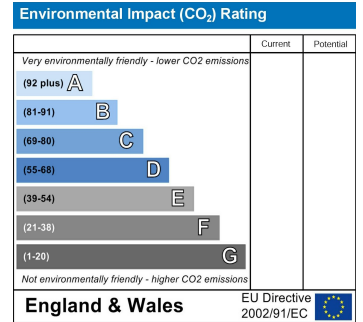
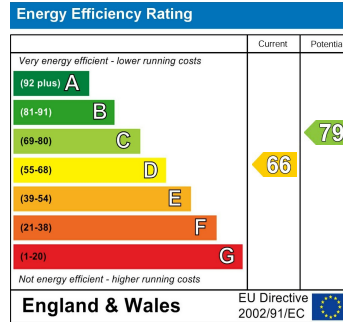
Three - Good outdoor

Vodafone - Good outdoor and in-home

*Please note all dimensions and descriptions are to be used as a guide only by any prospective tenant and do not constitute representations of fact or form part of any offer or contract. Internet Speed and Mobile Coverage figures are based on estimates provided by Ofcom at <https://checker.ofcom.org/>







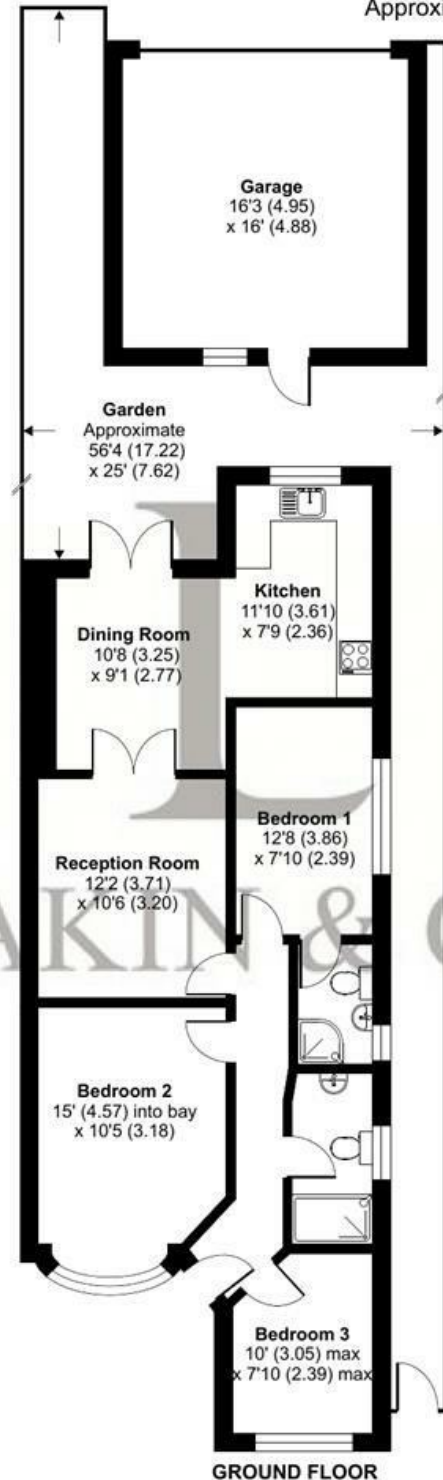
Mount Park Road, Pinner, HA5

Approximate Area = 827 sq ft / 76.8 sq m

Garage = 258 sq ft / 23.9 sq m

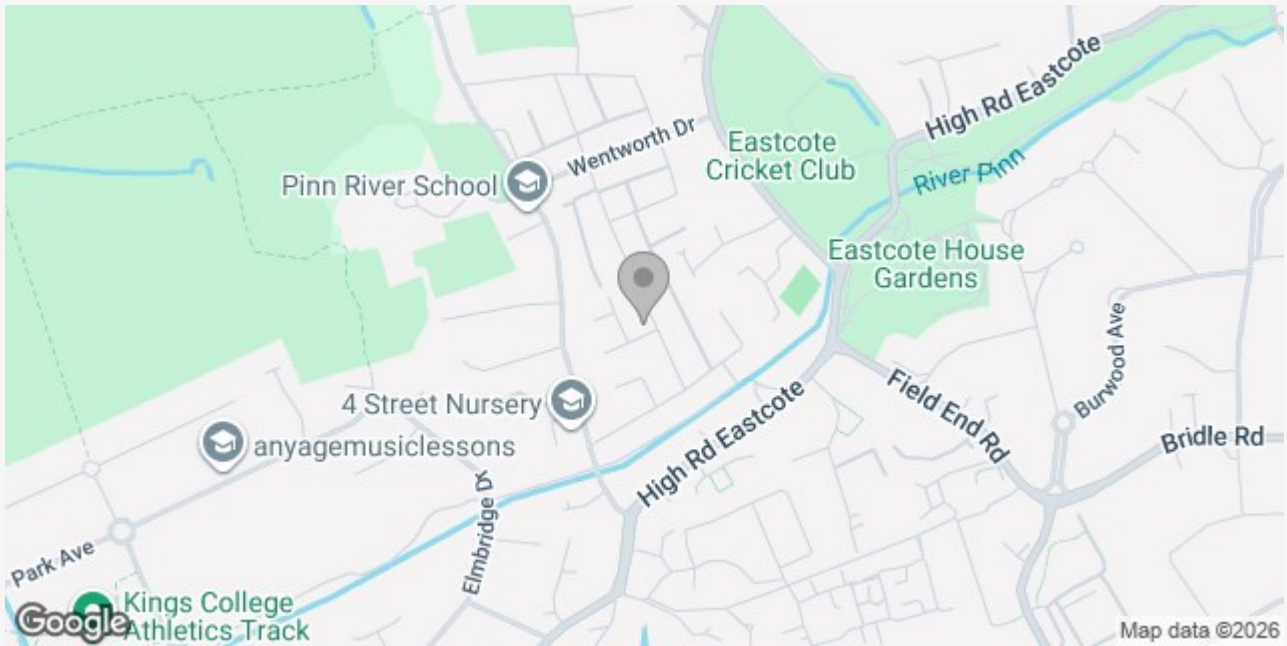
Total = 1085 sq ft / 100.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2026. Produced for Lakin & Co. REF:1486305

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



LAKIN & CO – YOUR LOCAL ESTATE AGENT

We are an independent Estate Agent, providing residential sales, lettings, property management, block management and financial services primarily throughout Uxbridge, Hillingdon, Ickenham and Ruislip areas.

Dealing with thousands of landlords, tenants, vendors and buyers throughout our core areas, we are renowned for providing a dedicated and attentive service to all of our clients. Our excellent reviews, ratings and membership to the Association of Residential Lettings (ARLA) and The Property Ombudsman (TPO) is testimony to our excellent service.

We take great pride in being known for our honesty and consistent hard work, so whether you are selling or letting your property or looking to find your ideal home please contact us now and let us assist you further.