



Southbourne Gardens, Ruislip, London HA4 9SW

PCM £1,595 PCM
EPC Rating Current 68 Potential 75

Austin Residential are delighted to offer this modern two bedroom first floor maisonette which boasts a private rear garden and located just a stones throw away from Eastcote High Street.

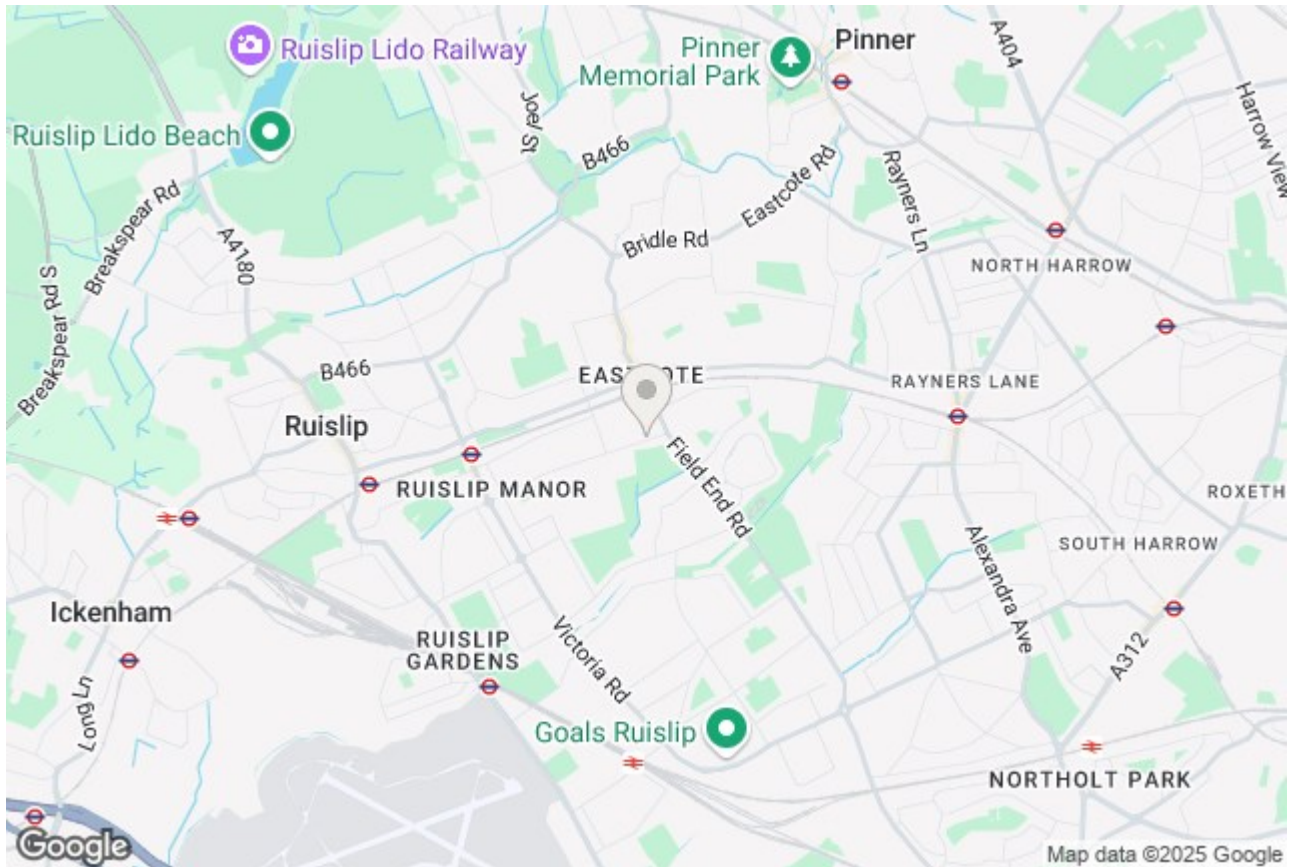
The property briefly compromises; Two bedrooms, living room, modern bathroom suite and a fully fitted modern kitchen with appliances.

Further benefits include; Gas central heating, double glazing and the road has resident parking permits.

Southbourne Gardens is located within minutes of Eastcote's main parade of shops, offering an array of restaurants, cafes, convenience stores, pubs and local businesses. There is also a London Underground station, servicing Metropolitan and Piccadilly Lines, and the A40 is around a ten minute drive away providing access to Central London and the Home Counties.

Available 22nd August - Unfurnished.





Important Notice

1. These Particulars are for guidance only. They are prepared and issued in good faith and are intended to give a fair summary of the property.
2. Any description or any information given should not be relied upon as a statement or representation of fact or that the property or its services are in good condition.
3. The photographs show only certain parts of the property at the time they were taken. Any area, measurement or distances given are approximate only.
4. All statements contained in these particulars in relation to the property are made without responsibility on the part of Austin Residential nor any of their employees have any authority to make or give any representation or warranty whatsoever in relation to the property.
5. Money Laundering Regulations' intending purchasers will be asked to produce identification documentation. We would ask for your co-operation in order that there will be no delay in agreeing a sale.

Austin
Residential

Viewing

Strictly by appointment with:
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