



LAWRENCE RAND

Victoria Road, Ruislip
£250,000

KEY FEATURES:

Ruislip, Ruislip

- Bright and spacious one-bedroom apartment in a sought after location
- Modern interiors with stylish finishes throughout
- Light-filled living room ideal for relaxing or entertaining
- Fully fitted kitchen with high-quality integrated appliances
- Fitted kitchen with integrated appliances
- Contemporary bathroom with elegant fixtures and fittings
- Generous double bedroom offering comfort and tranquillity
- Access to beautifully landscaped communal gardens
- Excellent transport links providing easy access to the city and beyond
- Perfect for first-time buyers, professionals, or investors

Nestled in a highly sought after neighbourhood, this beautifully presented one-bedroom apartment offers the perfect blend of modern living and city convenience. The property features a bright and inviting living room with elegant finishes and a welcoming ambience ideal for relaxing evenings or entertaining guests. The spacious double bedroom provides a peaceful retreat, complemented by a sleek, contemporary bathroom with stylish fixtures. A modern, fully fitted kitchen with integrated appliances completes the home, catering perfectly to both everyday living and culinary creativity.



Residents also benefit from access to a beautifully landscaped communal garden, providing a tranquil escape from the bustle of city life perfect for morning coffees or evening strolls. Ideally located close to local amenities, including boutique shops, cafés, and excellent transport links, this apartment offers a stylish and convenient lifestyle for professionals, first time buyers, or investors alike.

Verified Material Information:

Energy Performance rating: TBC

Council tax band: C

Local Authority: London Borough of Hillingdon

Length of lease: 83 years

Ground rent: £86.56 per year

Electricity supply: Mains, Water supply: Mains water,
Sewerage: Mains

Heating: Gas central heating

Broadband & mobile coverage:

Broadband: FTTP (Fibre to the Premises)

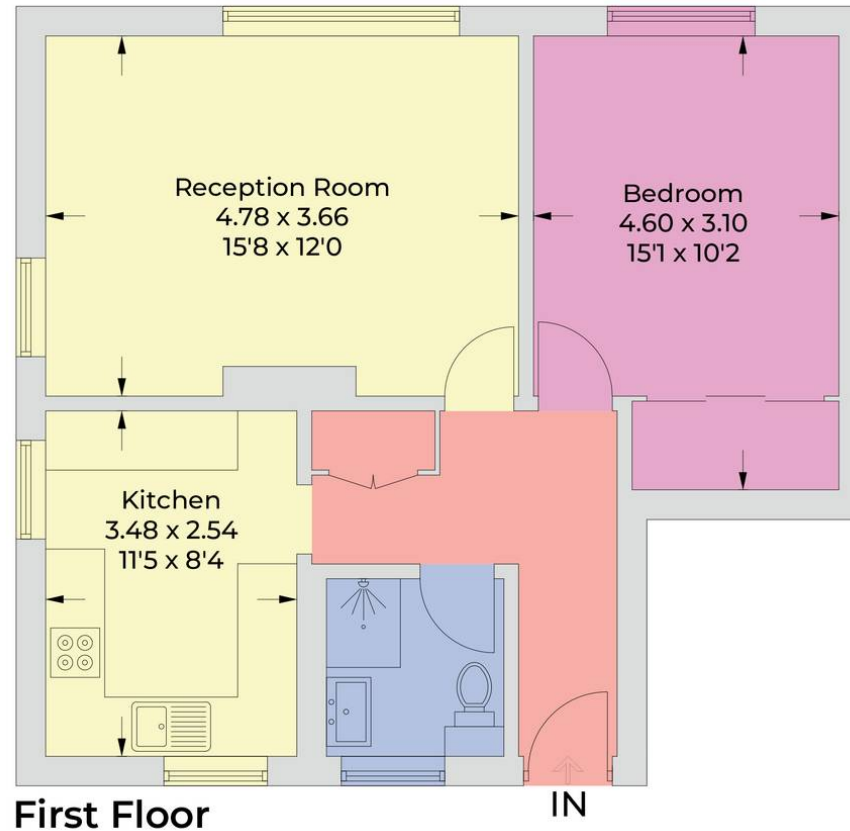
Mobile coverage: O2 - Excellent, Vodafone - Excellent,
Three - Excellent, EE - Excellent





Victoria Road

Approximate Gross Internal Area = 52.8 sq m / 568 sq ft



First Floor

Illustration for identification purposes only,
measurements are approximate, not to scale.
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Lawrence Rand

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