





Diamond Road, Ruislip, Middlesex, HA4 0PD

This neatly presented two bedroom ground floor flat is available for rental immediately.

Ground floor flat

Garden

Two bedrooms

Off street parking

Spacious lounge

Close to local amenities



01895 632 211

 $106\ \mathrm{Victoria}$ Road, Ruislip, Middlesex, HA4 $0\mathrm{AL}$

www.lawrence-rand.co.uk

Guide Price: £1,150 per month

Conveniently located close to South Ruislip shops and transport links (Central/Main) line this two bedroom ground floor flat is ready to move straight in.

The entrance porchway has a large storage area and leads through into the large entrance hallway. There is a spacious lounge, and a good sized kitchen with ample wall and base units and built in oven and hob. There two double bedrooms and a part tiled modern fitted bathroom.

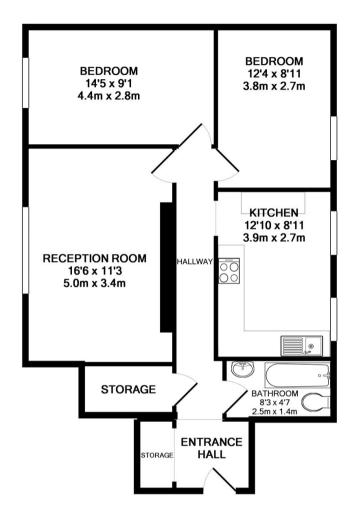
The property also boasts its own garden and off street parking.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91)		
(69-80) C		78
(55-68) D	60	
(39-54)		
(21-38)		
(1-20)		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directiv 2002/91/E	and 👆 the state 👆 the s









TOTAL APPROX. FLOOR AREA 712 SQ.FT. (66.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given Made with Metropix ©2014

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