

Bell View Manor, Ruislip, HA4 7LH

£215,000

gibsonhoney

NO UPPER CHAIN. A spacious and light-filled larger than average one bedroom ground floor apartment which is perfect for first time buyers and investors alike. Situated in this most convenient location off of Ruislip High Street, the property briefly comprises: Spacious lounge/diner, fitted kitchen and bathroom. The property benefits from double glazing and abundance of storage. Bell View Manor is conveniently located off of Ruislip High Street and is within walking distance to its range of shops and restaurants, such as Waitrose, Pizza Express, Granero Lounge and Café Rouge. Transport links include Ruislip train station on the Metropolitan / Piccadilly line, West Ruislip station on the Central line and many bus routes as well as the A40 with its road links into London and the Home Counties.







ENTRANCE HALL
Front aspect entrance door, storage cupboard x 2, entry phone system, doors to:

LIVING ROOM
Rear aspect double glazed window, electric storage heater.

KITCHEN
Rear aspect double glazed window, tiled flooring, part tiled walls, a range of base and eye level units, stainless steel sink with drainer, space for washing machine, oven and fridge.

BEDROOM
Rear aspect double glazed window, electric storage heater.

BATHROOM
Part tiled walls, panel enclosed bath with shower attachment and mixer taps, pedestal wash hand basin, low level wc.



PARKING
Allocated

N.B. WE RECOMMEND YOUR SOLICITOR VERIFIES THIS BEFORE EXCHANGE OF CONTRACTS.

LEASE
999 years from 2008 (981 remaining as of 2026)

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OUTGOINGS
Ground Rent/Service Charge: £1520

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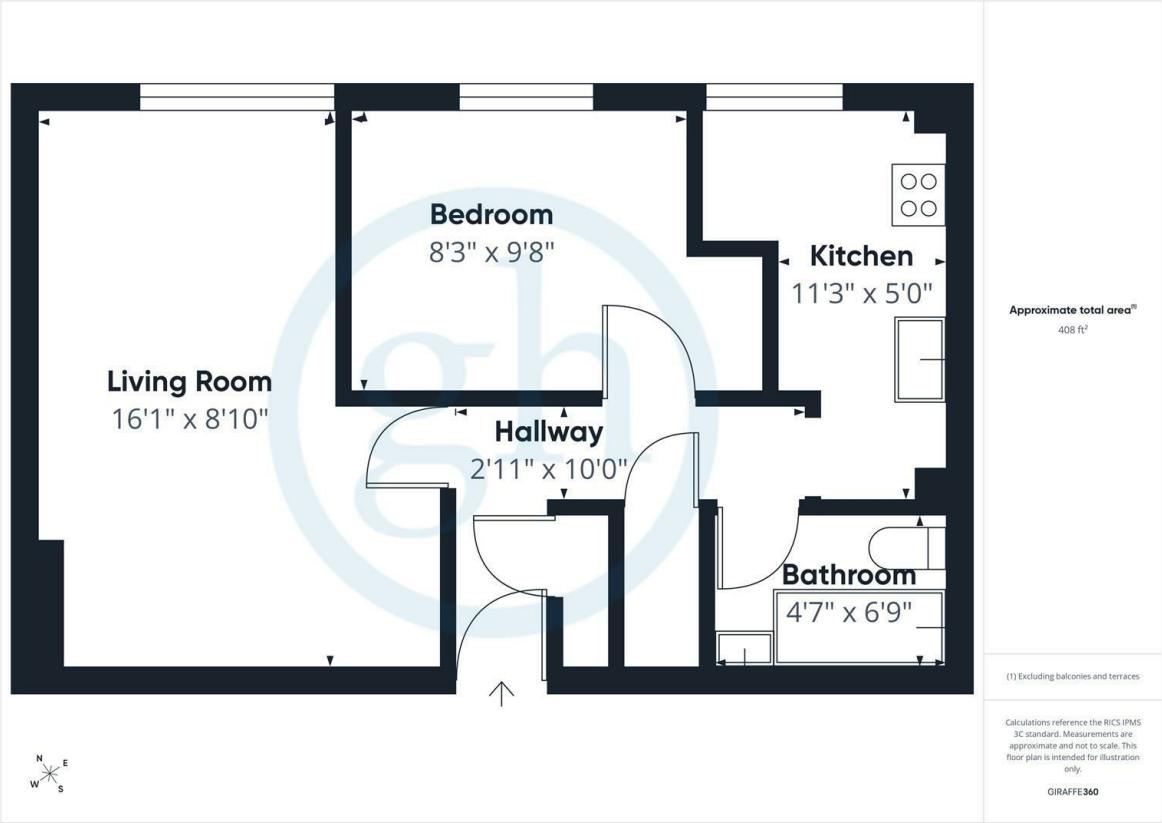
COUNCIL TAX
London Borough of Hillingdon - Band C - £1,818.19

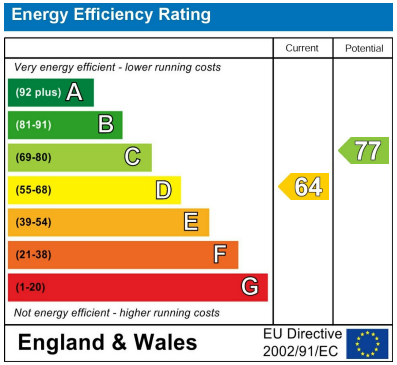
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DISTANCE TO STATIONS
Ruislip (0.4 Mi) - Metropolitan/Piccadilly
Ruislip Manor (0.6 Mi) - Metropolitan/Piccadilly
West Ruislip (0.6 Mi) - Central Line/Chiltern Railways

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