

Flat 7, 53 Long Drive, Ruislip, Middlesex HA4 0HN

Guide Price £350,000*

TWO BEDROOM FLAT WITH INVESTMENT INCOME IN EXCELLENT LOCATION



The property is situated within a short walk of South Ruislip Station that serves the Central Line and Main line. Ruislip and Ruislip Manor are both within easy reach with more shopping facilities and stations serving the Piccadilly and Metropolitan Lines. The area is well served by superstores, restaurants and supermarkets. Good road links are easily accessible, including the nearby A40 that connects to Central London, the M40 for the Midlands and the M25 London Orbital Motorway. Heathrow London airport is also within easy reach. The property is a two bedroom flat on the top floor, forming part of a small development block erected approximately six years ago. The flat offers two bedroom accommodation and also benefits from a parking space and balcony. The flats also have a communal garden to the rear. This unit is currently let at £20,700 pa and the dwelling is sold with the benefit of this income. THE AUCTIONEERS RESERVE THE RIGHT TO SELL THIS INDIVIDUALLY OR JOINTLY WITH 5

ACCOMMODATION

Open Plan, Kitchen/Reception Room, Bedroom One, Bathroom, Bedroom Two. Approximately 54 sm. The auctioneers have not inspected this property.

TENURE

Leasehold. A new 125 year lease will be granted upon completion.

LOCAL AUTHORITY & TAX RATING

London Borough of Hillingdon
Council Tax Band C
EPC Band B

VIEWING TIMES

External Viewing Only

STARTING BID

FINAL BID

NOTES

☐ SOLD ☐ UNSOLD ☐ SOLD PRIOR ☐ WITHDRAWN