

Howletts Lane

Ruislip • Middlesex • HA4 7RS
Offers In Excess Of: £1,280,000



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est 1986

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Nestled on the prestigious Howletts Lane in Ruislip, this recently extended and luxuriously renovated four bedroom detached chalet bungalow comes to the market with no onward chain. Boasting high end finishes throughout, the property features a spacious open plan living area, bespoke kitchen, and elegant bedrooms with panoramic views. The low maintenance garden, complete with patio and gym outhouse, enhances the home's appeal. With ample off street parking, this stylish residence offers a perfect blend of comfort and sophistication.

Recently extended and renovated

Detached chalet bungalow

Four bedrooms

Four bathrooms

Open plan kitchen and reception

Family room

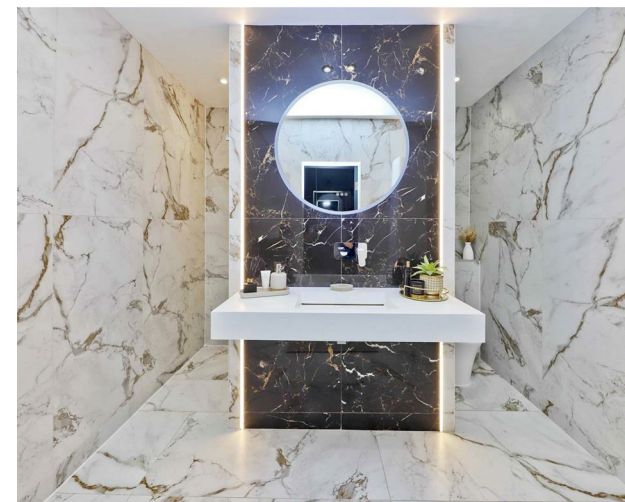
Immaculately presented throughout

High end finish

Garden and out house

Chain free

These particulars are intended as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page.





Property

Welcome to your dream home at our recently extended and luxuriously renovated four-bedroom detached chalet bungalow. From the moment you step into the vast hallway, the elegance and sophistication of this residence are unmistakable. Tiled flooring with underfloor heating throughout the downstairs sets the tone for comfort and luxury. To your right, a spacious double bedroom awaits, complete with a walk-in wardrobe and a chic black and white ensuite bathroom featuring a walk in shower. Venturing further, the family room on the left beckons with its smoked glass wall for privacy, offering a perfect space for entertaining or relaxation. Adjacent to it, a well appointed study and a uniquely designed family bathroom adorned with marble tiles and a concealed walk in shower add to the home's allure. Before ascend the bespoke iron and oak staircase to the first floor, a grand living room awaits. Here, a media wall invites cozy evenings in, while the adjoining high end kitchen boasts top of the line integrated appliances, granite waterfall countertops, and a dining area with a feature fireplace. Hidden access leads through to a spice kitchen and utility space. From the main reception, large sliding doors flood the space with natural light and open onto the patio, seamlessly blending indoor and outdoor living. Upstairs, a spacious landing leads to three generously sized bedrooms, each offering panoramic views and luxurious amenities. The principal bedroom impresses with panoramic windows, walk in wardrobes, and an ensuite bathroom for ultimate comfort and privacy. The second bedroom mirrors this luxury with its own ensuite and ample storage space.

Outside

The property continues to enchant with a large driveway providing ample off-street parking, while the low maintenance rear garden offers a serene retreat with artificial grass, patio areas, and surrounding shrubbery. A versatile outhouse, currently used as a gym, and a garden store room provide additional practicality and storage solutions. This meticulously crafted home combines style, comfort, and functionality in every detail, offering an unparalleled lifestyle for discerning homeowners seeking the pinnacle of modern living. Discover your new haven today

Location

Howletts Lane is a sought after tree lined road in North Ruislip situated close to Ruislip Lido and Ruislip Woods. Ruislip High Street is a short walk away with its array of shops and restaurants. Ruislip Train Station (Metropolitan/Piccadilly line) can be found at the end of the High Street. It is located within easy access to a number of popular schools including Whiteheath Nursery, Infants and Juniors. Howletts Lane shops are within easy walking reach which include a pharmacy, newsagents and post office.



Schools:

Whiteheath Junior School 0.2 miles
 Whiteheath Infant and Nursery 0.3 miles
 Bishop Winnington-Ingram CofE Primary 0.5 miles



Train:

West Ruislip 1.1 miles
 Ruislip 1.2 miles
 Ruislip Manor 1.5 miles



Car:

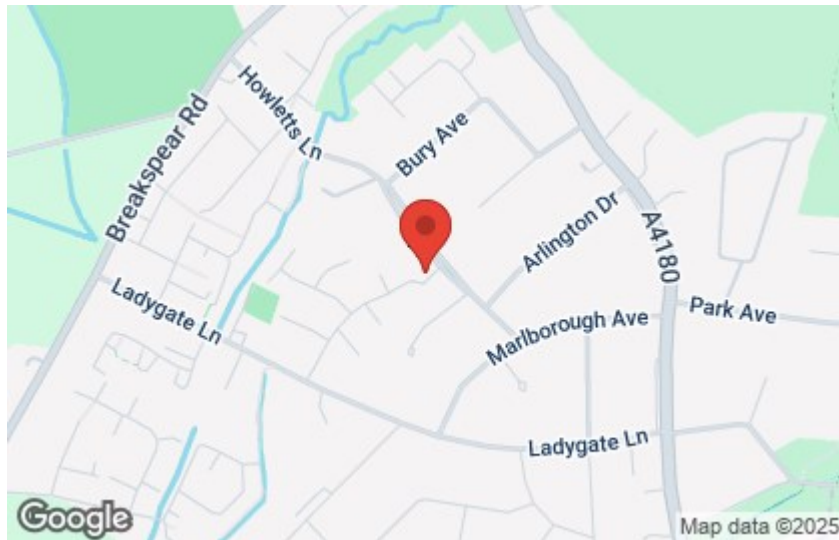
M4, A40, M25, M40



Council Tax Band:

F

(Distances are straight line measurements from centre of postcode)



OUTBUILDING
 272 sq.ft. (25.2 sq.m.) approx.



GROUND FLOOR
 1593 sq.ft. (148.0 sq.m.) approx.



1ST FLOOR
 994 sq.ft. (92.4 sq.m.) approx.



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TOTAL FLOOR AREA: 2859 sq.ft. (265.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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.
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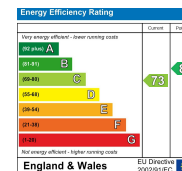
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