

# Long Lane

Ickenham • Middlesex • UB10 8QS

Guide Price: £1,040,000



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Offered with NO CHAIN is this spacious four-bedroom detached home, located on the desirable Long Lane in Ickenham, offers generous living accommodation, including multiple reception areas, a study and utility room. Set on a large plot, approximately 2,648 sq ft (245.7 sq m) with extensive garden space and a large, detached garage, this property is perfect for families seeking both comfort and convenience in a prime location.

Detached house

Four bedrooms

Detached garage

Off street parking

Wide plot with spacious garden

One bathroom

Minutes from Ickenham high street

Close to well regarded schools

Walking distance to train lines

Easy access to A40/M40/M25

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

The ground floor boasts a welcoming entrance hallway with a cloak room, leading to the lounge/dining room, a well-appointed kitchen, and a large utility room, all ideal for family living and entertaining. There is also a bright and practical study, perfect for remote working or quiet retreat. Upstairs, the first floor comprises four generously sized bedrooms, the 4th bedroom benefits from a shower and basin, ideal for guests. The layout also includes a well-appointed family bathroom and generous storage options, making it perfect for growing families. Additionally, the property boasts a fully boarded loft, providing ample extra storage space.

### Outside

This property offers ample off street parking with a tarmaced driveway with space for multiple vehicles. To the rear, a beautifully spacious garden is framed by mature trees and features a patio area, perfect for outdoor entertaining. A large, detached garage also provides additional parking or versatile storage options.

### Location

Long Lane is a convenient and most sought after location for the modern family, offering access to a number of local amenities including local shops and numerous public transport links. Ickenham/Hillingdon's Metropolitan and Piccadilly line train station is nearby whilst West Ruislip Central line station is a stroll, short bus journey or drive away. There are a number of highly regarded local schools including Douay Martyrs Secondary and Glebe Primary school. The A40/ M40 with its links to London and the Home Counties are a short drive away along with Uxbridge Town centre with its multitude of shopping facilities, bars and restaurants.



### Schools:

The Douay Martyrs Catholic School 0.2 miles  
 Glebe Primary School 0.5 miles  
 Vyners School 0.7 miles



### Train:

Ickenham Station 0.3 miles  
 Hillingdon Station 0.6 miles  
 West Ruislip Station 0.7 miles



### Car:

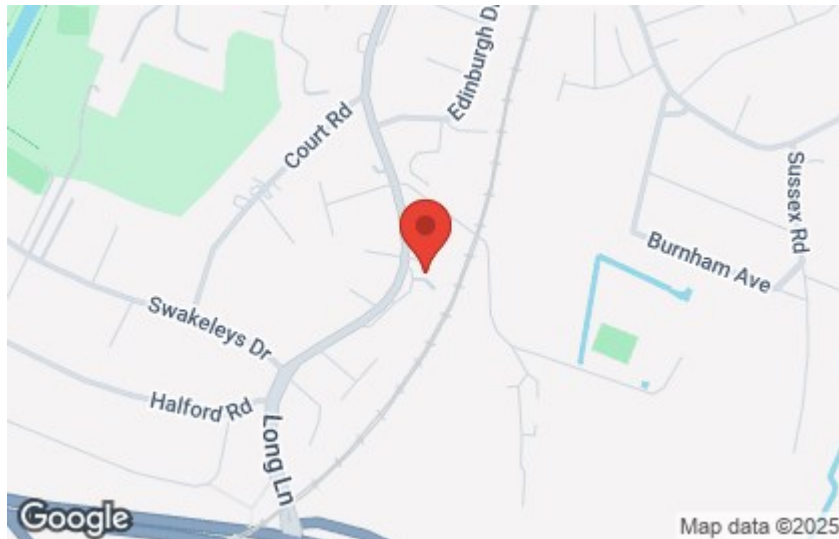
M4, A40, M25, M40



### Council Tax Band:

G

(Distances are straight line measurements from centre of postcode)

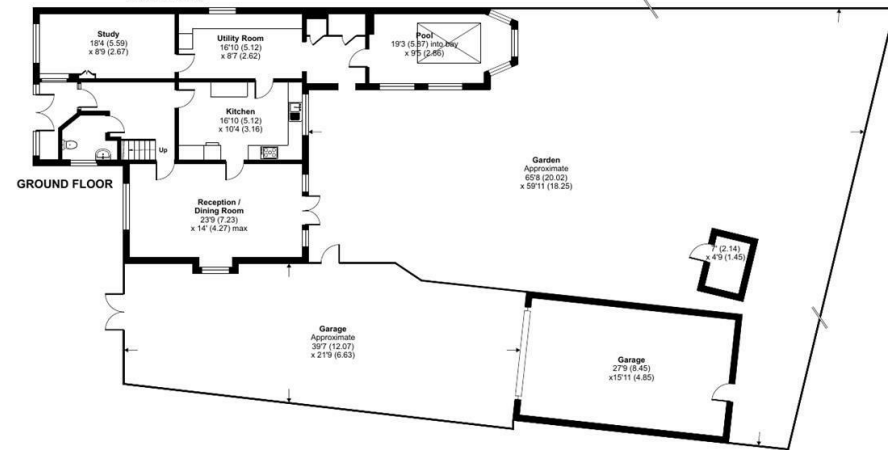


## Long Lane, Ickenham, Uxbridge, UB10

Approximate Area = 2157 sq ft / 200.3 sq m  
 Limited Use Area(s) = 17 sq ft / 1.5 sq m  
 Garage = 441 sq ft / 40.9 sq m  
 Outbuilding = 33 sq ft / 3 sq m  
 Total = 2648 sq ft / 245.7 sq m  
 For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichcom 2025. Produced for Coopers. REF: 1293346

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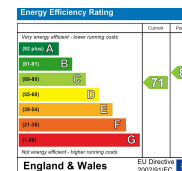
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