

86 Castleton Road, Ruislip - HA4 9QL

Guide Price **£630,000**

LAWRENCE RAND







86 Castleton Road

Ruislip

- Three Bedrooms
- Semi Detached
- Ground Floor Wc
- Immaculate Condition Throughout
- Large Driveway
- Close To Stations & Local Shops
- Potentail To Extend STPP
- Well Maintained Garden

Situated on the popular Castleton Road in Ruislip, this well-presented three-bedroom semi-detached house offers spacious and comfortable accommodation, making it an ideal choice for families and professionals.

The property is well maintained throughout and benefits from a modern fitted kitchen/dining, providing an excellent space for both everyday family living and entertaining. Further benefits include a convenient ground-floor WC and a large driveway offering ample off-street parking for multiple vehicles. To the rear the property offers a well maintained private garden with an outbuilding offering extra storage.

Ideally suited to those seeking a well-presented home in a desirable Ruislip location, this property offers a fantastic opportunity for buyers looking for space, practicality and convenience.

Situated in a sought-after residential area on Castleton Road, Ruislip, this well-located property benefits from excellent transport links, with Eastcote Station nearby providing Metropolitan and Piccadilly Line services. The property is ideally placed for a selection of well-







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Ruislip

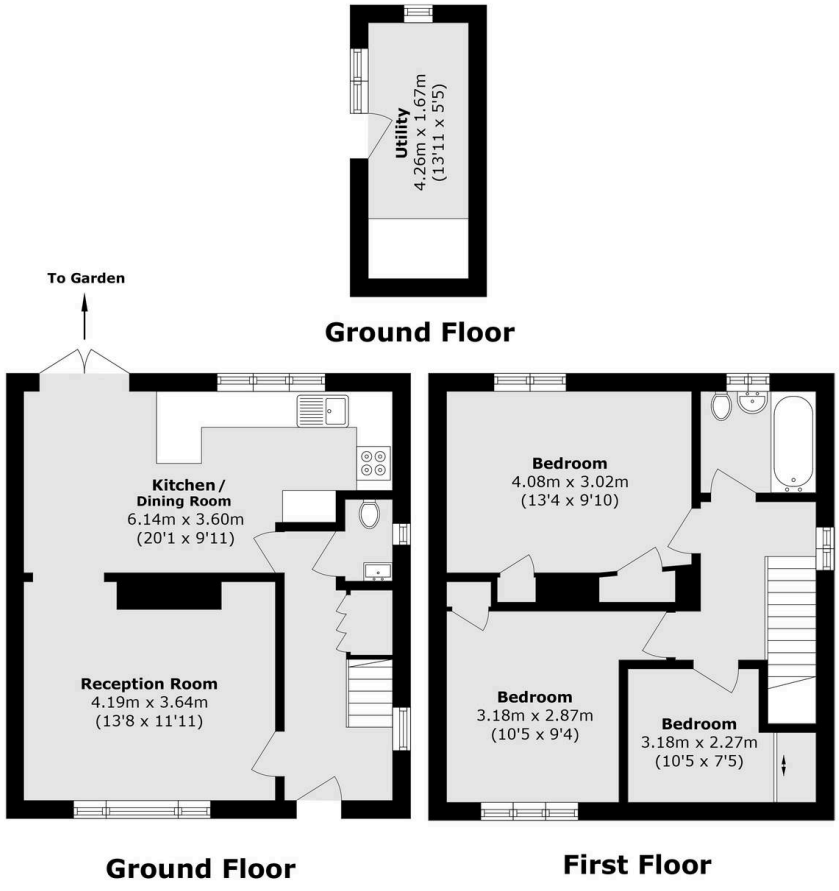
Nearest Stations Eastcote Station - approx 0.5 miles Rayners Lane Station - approx 0.6 miles Ruislip Manor Stations - approx 1.1 miles

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Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



Total area (approx.): 83.8 sq. m (902.0 sq. ft)

(Excluding Outbuilding)

Outbuilding area (approx.): 7.1 sq. m (76.4 sq. ft)

Lawrence Rand

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