

Glenalla Road

Ruislip • Middlesex • HA4 8DW

Asking Price: £1,200,000



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This spacious and versatile family home has been thoughtfully extended to offer multiple reception rooms, ideal for both entertaining and everyday living. The ground floor features a welcoming hallway, a formal dining room, a bay-fronted lounge, a separate study/guest bedroom, and a bright kitchen that opens into a generous living space. A large games room with WC at the rear adds further flexibility.

Upstairs, four well-sized bedrooms include a principal bedroom with en-suite, all centred around a bright landing and served by a modern family bathroom.

Detached bungalow

Five bedrooms

Living room

Kitchen

Games room

Three bathrooms

Utility room

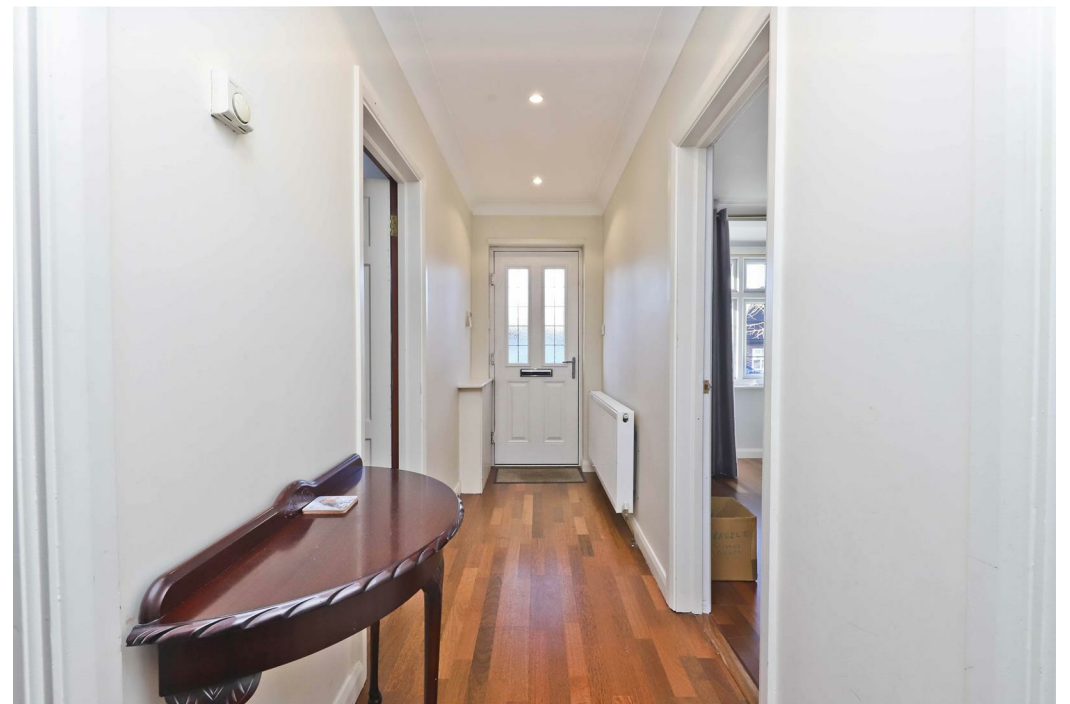
Garden

Off street Parking

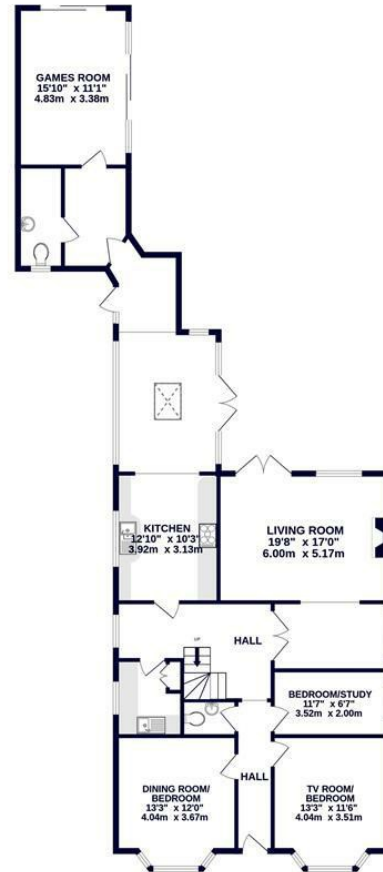
Quiet location

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.





GROUND FLOOR
1527 sq.ft. (141.9 sq.m.) approx.



1ST FLOOR
754 sq.ft. (70.1 sq.m.) approx.



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TOTAL FLOOR AREA: 2281 sq.ft. (211.9 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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Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Target
92-100 A		
81-91 B		
69-80 C		
55-68 D		
49-54 E		
41-48 F		
35-39 G		
Below 35 Not energy efficient - higher running costs		
England & Wales 10 October 2020/01/2021		

Important Notice: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise has the authority to make or give any representation or warranty in respect of the property.