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Field End Road, Ruislip, HA4 0RG
£550,000

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- Semi Detached
- Extended To Side
- Family Bathroom
- Garage To Rear Of Garden
- A40/M40/M25 Motorway Networks
- Three Bedrooms
- Great Location
- Potential To Extend Further
- Highly Regarded Schools Nearby
- Metropolitan, Piccadilly, Central Line Stations Close By

Description

A spacious three-bedroom home situated on the popular Field End Road in Ruislip, offering approximately 1,227 sq ft of accommodation including the garage.

The ground floor features a generous reception room, separate dining room, fitted kitchen and useful under-stairs storage, with the property also benefiting from an extension providing additional living space.

Upstairs are three well-proportioned bedrooms and a family bathroom.

Externally, the property boasts a good-sized rear garden measuring approximately 47'7" x 29'8", together with a detached garage providing excellent storage or parking.

Situation

Located on Field End Road in Ruislip, this property is well placed for a range of local amenities, with convenience stores, cafés and everyday shopping available nearby, together with the wider shopping facilities of South Ruislip and Eastcote. Families are well served by a selection of nearby schools, including Field End Infant and Junior Schools, Queensmead School and Ruislip High School. The area also benefits from excellent transport connections, with South Ruislip Underground and National Rail station providing Central Line and mainline services towards London and surrounding areas. Also links from Eastcote Station with the Metropolitan & Piccadilly Line trains into Central London, while local bus services operate along Field End Road. For larger shopping trips, Victoria Retail Park and the retail facilities around South Ruislip are also within easy reach.



Field End Road, Ruislip, HA4

Approximate Area (Excluding Void) = 1072 sq ft / 99.6 sq m
Garage = 155 sq ft / 14.4 sq m
Total = 1227 sq ft / 114.0 sq m
For identification only - Not to scale

Ground Floor

Garage
5.57 x 2.52
18'3 x 8'3

Garden
14.50 x 9.04
47'7 x 29'8

Kitchen
5.53 max x 2.40 min
18'2 x 7'10

Dining Room
4.61 max x
3.06 max
15'1 x 10'0

Reception Room
7.06 max x
3.38 max
23'2 x 11'1

Up

Extends To
5.20 x 17'1

First Floor

Bedroom
3.12 max x
2.72 max
10'3 x 8'11

Bedroom
2.70 max x
1.97 max
8'10 x 6'6

Bedroom
4.03 max x
3.11 max
13'3 x 10'2

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Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©Vizion Property Marketing 2026. Produced for Allday & Miller.

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A map showing the location of LEYF - South Ruislip Nursery and Pre-School. The school is marked with a green pin on Field End Rd. Other nearby locations include Field End Recreation Ground to the north and Kings Rd to the east. The map also shows several other roads: Exeter Rd, Linton Rd, Torbay Rd, Malvern Ave, Long Dr, and The Fairway. A blue line representing a water body is visible in the bottom right corner. The Google logo is in the bottom left corner, and the text 'Map data ©2026' is in the bottom right corner.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
<i>Very energy efficient - lower running costs</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not energy efficient - higher running costs</i>	Current 63	Potential 76	<i>Very environmentally friendly - lower CO₂ emissions</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not environmentally friendly - higher CO₂ emissions</i>
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	

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