Bury Avenue, Ruislip, HA4 7RT

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NO UPPER CHAIN. Having immense street presence with an imposing front garden, we are delighted to present this extended detached family home. This stunning property has been immaculately maintained by the current owners and briefly comprises: bay fronted living room leading through to the dining room, fitted kitchen, study/bedroom five, large master bedroom with en suite, three further good size bedrooms and family bathroom. The benefits include: entrance porch leading through to welcoming entrance hall, downstairs cloakroom, utility room (previously the garage), off street parking for multiple vehicles, gas central heating, landscaped rear garden with beautiful outbuilding and storage shed attached. Bury Avenue is situated in North Ruislip close to Ruislip Woods & Lido and Ruislip's extensive High Street which offers a good range of local shops, bus routes, restaurants and rail links(Metropolitan/Piccadilly). It should be noted that there are a number of highly regarded schools within close proximity. The A40 is within striking distance offering swift and easy access to both Central London and the Home Counties.

ENTRANCE PORCH
Dual aspect double glazed leaded light windows, front door, porcelain tiled flooring, through to:

ENTRANCE HALL
Front door, radiator with decorative cover, under stairs cupboard, stairs to first floor landing, engineered wooden flooring, doors to:

DOWNSTAIRS CLOAKROOM
Extractor fan, heated towel rail, coved ceiling, low level wc, pedestal wash hand basin, porcelain tiled flooring, tiled walls, down lighting.

LIVING ROOM
Front aspect double glazed leased light bay window with shutters, radiator x 2, engineered wooden flooring, gas feature fireplace, coved ceiling, through to:

DINING ROOM
Rear aspect double glazed bi fold doors, radiator, engineered wooden flooring, coved ceiling.

STUDY
Rear aspect double glazed leaded light window, radiator, coved ceiling.

UTILITY ROOM
Previously the garage - heated towel rail, built in overhead cupboards, range of base and eye level units, space for washing machine and tumble dryer, tiled flooring, double doors to front.

KITCHEN
Rear aspect double glazed leaded light window, integrated Bosch electric oven, induction Bosch hob, ceramic tiled flooring, range of base and eye level units with granite work surfaces over, inset one and a half sink and drainer, water softener, cupboard housing wall mounted combination Vaillant boiler, radiator, side aspect double glazed frosted door to side access, integrated Bosch dishwasher, integrated Bosch fridge freezer, storage cupboard, down lighting, coved ceiling.

LANDING
Loft access (part boarded, pull down ladder, part insulated, lighting), side aspect double glazed leaded light frosted window, doors to:

BEDROOM ONE
Front aspect double glazed leaded light window with shutters, radiator, coved ceiling, door to:

EN SUITE
Front aspect double glazed leaded light frosted window, stand in shower cubicle, low level wc, vanity unit incorporating wash hand basin with Grohe fittings, heated towel rail, down lighting, porcelain tiled flooring, under floor heating.

BEDROOM TWO
Rear aspect double glazed leaded light window, coved ceiling, radiator.

BEDROOM THREE
Rear aspect double glazed leaded light window, coved ceiling, radiator.

BEDROOM FOUR
Front aspect double glazed leaded light window with shutters, built in wardrobe, radiator.

BATHROOM
Side aspect double glazed frosted window, low level wc with concealed cistern, panel enclosed bath with hand shower attachment and waterfall shower head above, heated towel rail, built in cupboard, tiled flooring, pedestal wash hand basin, down lighting.

FRONT
Off street parking for several vehicles.

REAR GARDEN
Large composite decking area with up lights, side access, outside power points, security lighting, mainly laid to lawn, pathway to outbuilding, well mature shrubs and borders.

OUTBUILDING/STUDIO
Skylights x 2, log burner, down lighting, power, radiator, front aspect double glazed doors, outside lighting.

STORAGE SHED
Side aspect door, power and lighting.

COUNCIL TAX
London Borough of Hillingdon - Band G - £2,934.08

N.B. WE RECOMMEND YOUR SOLICITOR VERIFIES THIS BEFORE EXCHANGE OF CONTRACTS.

DISTANCE TO STATIONS
Ruislip (1.3 miles) - Metropolitan/Piccadilly
West Ruislip (1.4 miles) - Central

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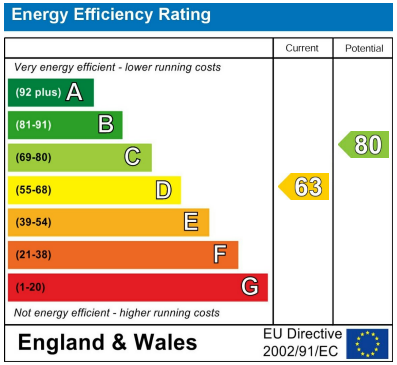

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