Seaford Close, Ruislip, HA4 7HN

£725,000

gibsonhoney

NO UPPER CHAIN. Situated in this peaceful cul-de-sac location overlooking the green, this well proportioned four bedroom detached residence offers spacious and versatile accommodation, perfectly suited to modern family living. Boasting plenty of potential to extended subject to the usual planning constraints, the property includes a generous entrance hall, a spacious living room which then leads onto the separate dining room, fitted kitchen, four good size bedrooms all with fitted wardrobes and a family bathroom. The property benefits include: Downstairs cloakroom providing an additional WC, utility room, garage via own drive with ample off street parking and large private rear garden.
Located just moments from the Central line and Chiltern Railways. Ruislip station (Metropolitan & Piccadilly) is also within walking distance, along with Ruislips bustling High Street, offering multiple shopping facilities to include Waitrose, Co Op, Sainsburys Local and numerous restaurants. The A40/M25 are within striking distance offering swift and easy access to both Central London and the Home Counties.

ENTRANCE HALL
Front aspect door, stairs to first floor landing, understairs cupboard, doors to:

DOWNSTAIRS CLOAKROOM
Front aspect double glazed window, vanity unit incorporating wash hand basin, low level wc.

LIVING ROOM
Front aspect double glazed window, through to:

DINING ROOM
Sliding patio doors to rear garden.

KITCHEN
Rear aspect double glazed window, range of base and eye level units, stainless steel sink and drainer, gas hob and electric oven with extractor hood over, space for fridge.

UTILITY ROOM
Rear aspect double glazed door to rear garden, rear aspect double glazed window, door to garage.

LANDING
Side aspect double glazed frosted window, airing cupboard, hatch to loft space, doors to:

BEDROOM ONE
Rear aspect double glazed window, built in wardrobes.

BEDROOM TWO
Front aspect double glazed window, built in wardrobe.

BEDROOM THREE
Rear aspect double glazed window, built in wardrobe.

BEDROOM FOUR
Front aspect double glazed window, built in cupboard.

BATHROOM
Side aspect double glazed frosted window, panel enclosed bath with shower over, low level wc, vanity unit incorporating wash hand basin.

FRONT
Off street parking.

GARAGE
Up and over door.

REAR GARDEN
Mainly laid to lawn, panel enclosed fence, patio area, side access.

COUNCIL TAX
London Borough of Hillingdon - Band F - £2,954.55

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

DISTANCE TO STATIONS
West Ruislip (0.6 Miles) - Central/Chiltern Railways
Ruislip (0.8 Miles) - Metropolitan/Piccadilly
Ickenham (1.3 Miles) - Metropolitan/Piccadilly

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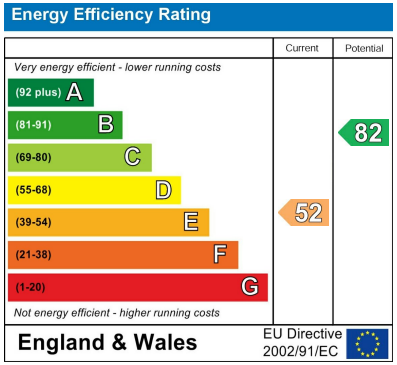

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