



28 Ickenham Road, Ruislip
Ruislip

Guide Price **£2,750,000**



28 Ickenham Road

Ruislip

Exceptional four-bedroom period home in central Ruislip. Over 4000 sq ft on three floors, luxury kitchen, flexible living areas, mature gardens, gated drive, garage, and elegant modern finishes.

Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

- Stunning detached period home located in the heart of Ruislip
- Three floors of beautifully decorated rooms with generous proportions and high ceilings
- Over 4000 square foot of accommodation and occupying a plot approaching 0.4 of an acre
- Amazing kitchen with cantilever glass sliding doors opening on to a raised patio
- Lower ground floor creates flexible living arrangements and providing scope for annexe
- Selection of outdoor entertaining areas and mature garden encompasses the home
- Gated, sweeping driveway and detached garage
- Further scope for extension (STPP)





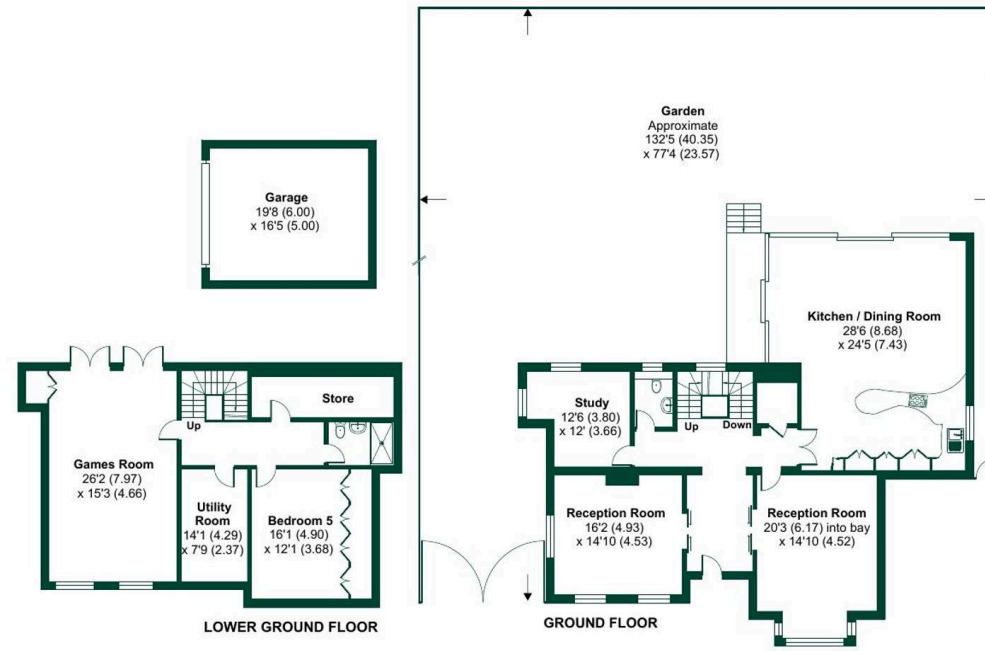
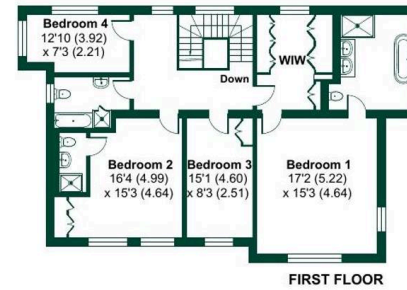
Ickenham Road, Ruislip, HA4

Approximate Area = 4023 sq ft / 373.7 sq m

Garage = 323 sq ft / 30 sq m

Total = 4346 sq ft / 403.7 sq m

For identification only - Not to scale





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