



## GRADE II LISTED 2,683 SQFT DETACHED FAMILY HOME

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Little Manor House, 2 Arlington Drive, Ruislip, Middlesex, HA4 7RL



A charming 3/4 bedroom 3 reception Grade II listed detached family home, set on a mature plot

RECEPTION HALL • LIVING ROOM • FAMILY ROOM • DINING ROOM • FITTED KITCHEN • GUEST CLOAKROOM • 3/4 BEDROOMS • FAMILY BATHROOM • MATURE REAR GARDEN • DOUBLE GARAGE

"Little Manor House" is situated within reach of Ruislip's shopping and transport facilities, which includes a wide variety of independent boutique shops and two major supermarkets. The Metropolitan/Piccadilly Line Train service provides frequent access to central London and beyond. Recreational facilities are also well catered for which include various activities at Ruislip Lido, numerous golf courses and fitness centres. Also a wide choice of good quality schools, places of worship and convenient access to all major motorways and Airports





## Additional Information

Guide Price: £1,350,000

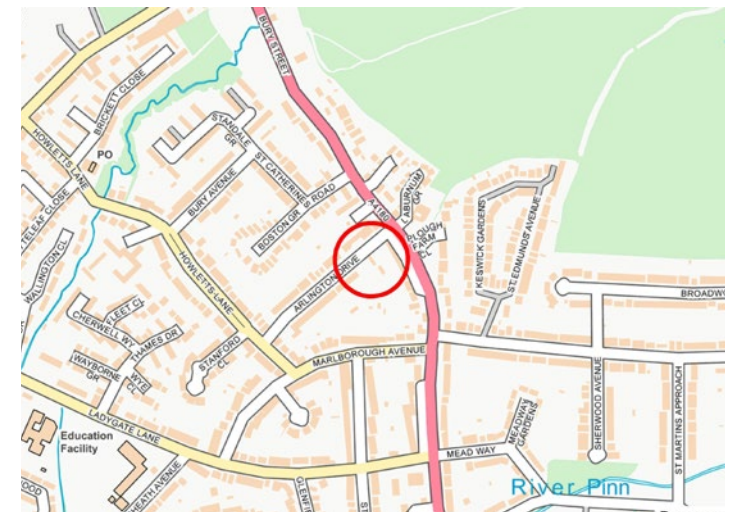
Tenure: Freehold

Local Authority: London Borough of Hillingdon

Council Tax Band: G

Energy Efficiency Rating: E

nb: currently rented with vacant possession in Aug 2023. The garden images depicts the whole plot - call for further details.



Little Manor House, 2, Arlington Drive, Ruislip  
 Approximate Gross Internal Area  
 Main House = 203 Sq M/2180 Sq Ft  
 Garage = 44 Sq M/474 Sq Ft  
 Outside Store = 3 Sq M/29 Sq Ft  
 Total = 250 Sq M/2683 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



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