



LAWRENCE RAND

2 Cherry Close, Ruislip
£695,000

2 Cherry Close

Ruislip, Ruislip

- Five bedroom extended semi detached house
- Garage to rear & driveway
- Cul-de-sac
- Two family bathrooms
- Potential to extend (stpp)
- Close proximity to Ruislip Gardens shops & transport links

In immaculate condition throughout, this lovely five bedroom two-bathroom extended semi-detached family home offers larger than average living accommodation set over three floors. It is ideally located on a popular road just a short walk to shops, the area's most sought after schools and multiple transport links.

The accommodation briefly comprises; a welcoming entrance hallway. The light filled through lounge/dining room is tastefully decorated in soft neutral tones with a front aspect bay window, a feature fireplace with attractive surround, the dining area flows effortlessly and rear doors opening out on to the neatly tended garden. The modern kitchen has a range of wall and base units, ample work surfaces and integrated appliances and a breakfast bar.

To the first floor there are three comfortable bedrooms, both with fitted wardrobes and benefiting from ample natural light; the other bedroom on this floor is currently being utilised as a home gym. The first floor is completed with a modern fully tiled family bathroom. To the second floor are a further two bedrooms and an additional shower room.

The beautifully maintained garden is framed by a



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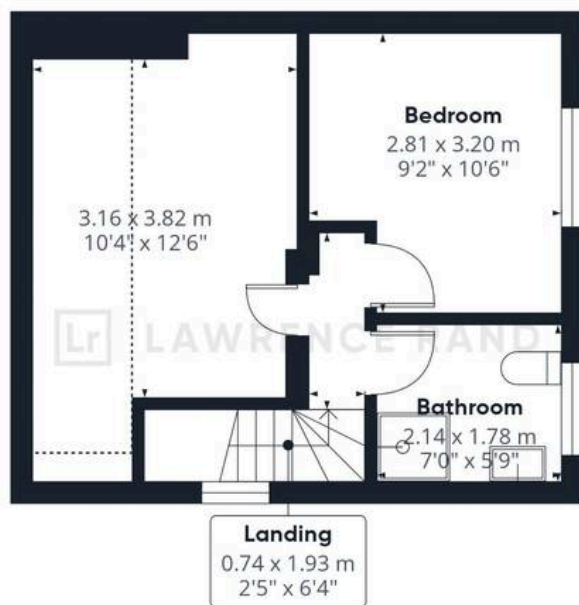




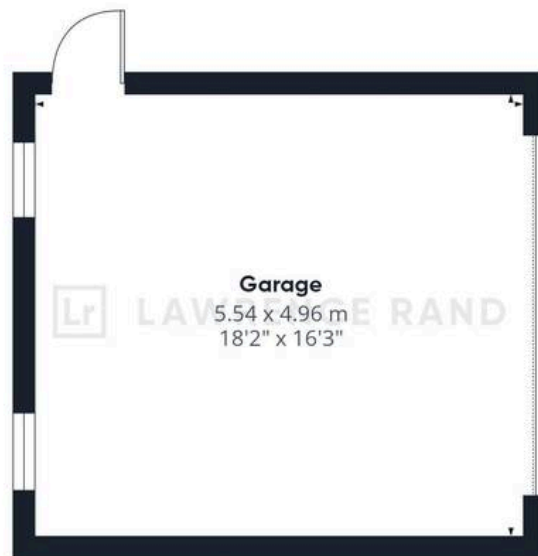
Ground Floor Building 1



Floor 1 Building 1



Floor 2 Building 1



Ground Floor Building 2

Approximate total area⁽¹⁾

129.9 m²

1397 ft²

Reduced headroom

5.4 m²

58 ft²

(1) Excluding balconies and terraces

Reduced headroom

Below 1.5 m/5 ft

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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