



## Windmill Hill, Ruislip - HA4 8QE

Guide Price £650,000 - £675,000 | Freehold



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## Key Features & Description

- Detached
- Two Double Bedrooms
- Close Proximity To Ruislip Manor
- Garden

Situated in the desirable area of Windmill Hill Ruislip, this well-presented two-bedroom detached home offers a comfortable and practical layout, ideal for couples, small families, or those looking to downsize.

The ground floor features a welcoming living area and a kitchen with space for dining. Upstairs, there are two good-sized bedrooms along with a family bathroom.

Externally, the property benefits from a private garden, perfect for outdoor use, as well as off-street parking. As a detached home, it also offers added privacy and potential for future extension (subject to planning permission).

Conveniently located close to local amenities, reputable schools, and transport links including nearby Ruislip Manor station, this property combines a peaceful residential setting with easy access to surrounding areas.

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### Nearest Stations

Ruislip Manor Stations Approx - 0.2 miles

Ruislip Station Approx 0.6 miles

Eastcote Station Approx 1.3 miles

### Verified Material Information:

Council Tax band: F

EPC Energy Efficiency Rating: D

### Suppliers:

Electricity supply: Mains, Water supply: Mains  
water, Sewerage: Mains

Heating: Gas central heating

### Broadband & mobile coverage:

Broadband: FTTP (Fibre to the Premises)

Mobile coverage: O2 - Excellent, Vodafone -  
Excellent, Three - Excellent, EE - Excellent



## Lawrence Rand

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