



A SUBSTANTIAL FIVE BEDROOM FAMILY HOME IN EXCESS OF 3,200 SQ.FT WITH NO ONWARD CHAIN

Rogers Ruff, Northwood, HA6 2FD

ROBSONS

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**CHARACTER PROPERTY • CHAIN FREE •
DETACHED • FIVE BEDROOMS • TWO FAMILY
BATHROOMS • FOUR RECEPTION ROOMS •
KITCHEN & UTILITY ROOM • GUEST
CLOAKROOM • REAR GARDEN • AMPLE
OFF-STREET PARKING & GARAGE**

Description

Set in a desirable Cul de sac location accessed from Linksway within the favourable Copse Wood Estate. This attractive neo-Georgian double-fronted family home boasts over 3,270 sq ft of well-balanced accommodation set over two floors. The property is set back from the road, offering off-street parking for multiple vehicles, and access to the double garage. To the rear is a private garden. The property is offered to the market with the benefit of no onward chain.

The ground floor comprises a large entrance hall with stairs to the first floor and a guest cloakroom. There are two front aspect reception rooms, two additional reception rooms to the rear, a kitchen and a utility room. Five bedrooms are located on the first floor, along with two family bathrooms.





There is a good-sized rear garden that is laid to lawn with a patio area, and a large frontage providing off-street parking for several cars. In addition, there is a garage.

Location

Northwood provides a range of shopping facilities including Waitrose supermarket, a variety of restaurants and other amenities, with the Metropolitan Line station providing access to Baker Street and the City. There is a plethora of state and private schooling together with a wide choice of recreational facilities, which include golf courses and fitness centres. The M1, M40 and M25 motorways are also accessible.

NB this property is situated within the proximity of the ULEZ, if your vehicle does not comply charges may apply.

Additional Information

Tenure: Freehold

Local Authority: London Borough of Hillingdon

Council Tax Band: H

Energy Efficiency Rating: C

For additional information, please refer to www.robsonsworld.com or call us on: 01923 835355.



Approximate Gross Internal Area
 Ground Floor = 138.8 sq m / 1,494 sq ft
 First Floor = 138.1 sq m / 1,486 sq ft
 Garage = 27.1 sq m / 292 sq ft
 Total = 304.0 sq m / 3,272 sq ft

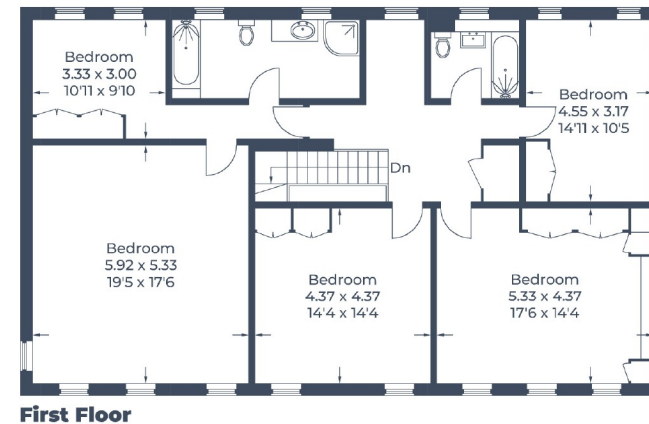
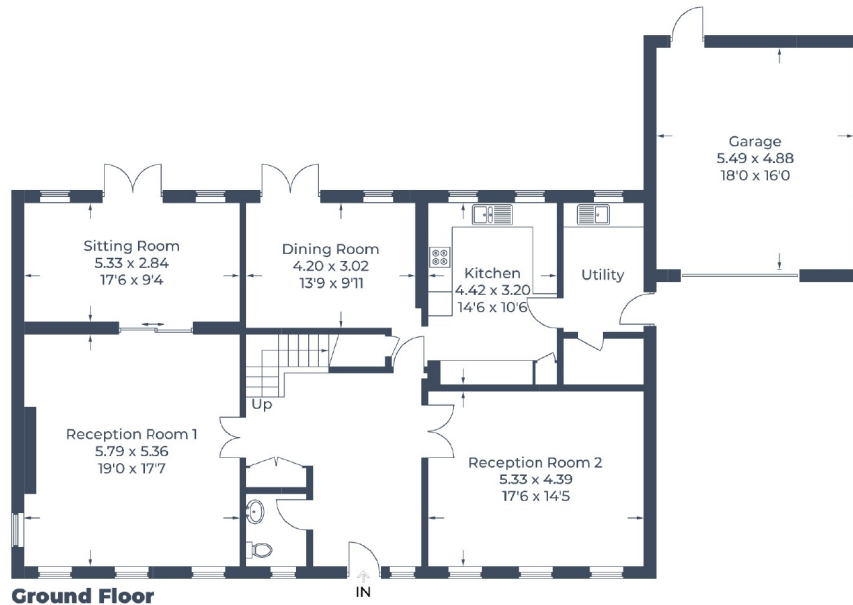


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