

Design Access Statement

Site: 246 Victoria Road, Ruislip, HA4 0DW

Proposal: Single storey side and rear extension and convert existing residential house into 2 self-contained flats.

Ground Floor Flat (Flat 1):

3 Bed 4 People 76m²

Car Parking in the front garden

Bin Storage in the front storage garden

Cycle storage in the rear garden

Private Amenity space in the rear garden

4min walk to Bessingby Park

11min walk to Ruislip Manor station

3min walk to bus stop

First Floor Flat (Flat 2):

2 Bed 3 People 74m²

Car Parking in the rear garden

Bin Storage in the front storage garden

Cycle storage in the rear garden

Private Amenity space in the rear garden

4min walk to Bessingby Park

11min walk to Ruislip Manor station

3min walk to bus stop