



521 Green Lane

, Ilford, IG3 9FA

Offers In Excess Of £265,000

Redbridge

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Located in the charming area of Seven Kings, IG3, this delightful one-bedroom first-floor maisonette is a gem waiting to be discovered. As you step through your own front door, you are greeted by a cosy reception room, perfect for relaxing or entertaining guests. The property boasts a well-appointed bathroom and a lovely balcony, ideal for enjoying a morning coffee or a spot of fresh air.

Convenience is key with this property, as it is conveniently situated just a stone's throw away from Goodmayes station, making commuting a breeze. Additionally, the communal roof terrace offers a tranquil space to unwind and enjoy panoramic views of the surrounding area.

Parking is a non-issue with this maisonette, as it is located in a gated development, providing security and peace of mind for residents. Whether you are a first-time buyer looking to step onto the property ladder or a savvy investor seeking a lucrative opportunity, this flat is sure to impress.

Don't miss out on the chance to make this charming flat your new home. Book a viewing today and experience the best of what Seven Kings has to offer.



ENTRANCE

Own front door within the gated development. Stairs leading to first floor.

OPEN PLAN KITCHEN LIVING ROOM 23'3" max x 22'3" max
(see photos) (7.10m max x 6.79m max (see photos))

Range of wall and base units. Gas hob. Electric oven. Sink. Built-in fridge-freezer, Washer-dryer and dish washer. Wall and base units Double glazed windows. Patio door to balcony. Laminate flooring. Radiator.

BALCONY 10'4" x 5'1" (3.17m x 1.57m)

Closed space. Windows can be opened.

BEDROOM 14'7" 9'11" (4.45m 3.03m)

Double glazed windows. Carpeted flooring. Radiator. Built in cupboard.

BATHROOM 6'10" x 6'7" (2.09m x 2.02m)

Panel bath. Wash hand basin. Low level toilet. Tiled floor to ceiling. Towel heater.

EXTERIOR

Parking for one car (allocated)

Roof terrace - Great space to entertain guests during new years

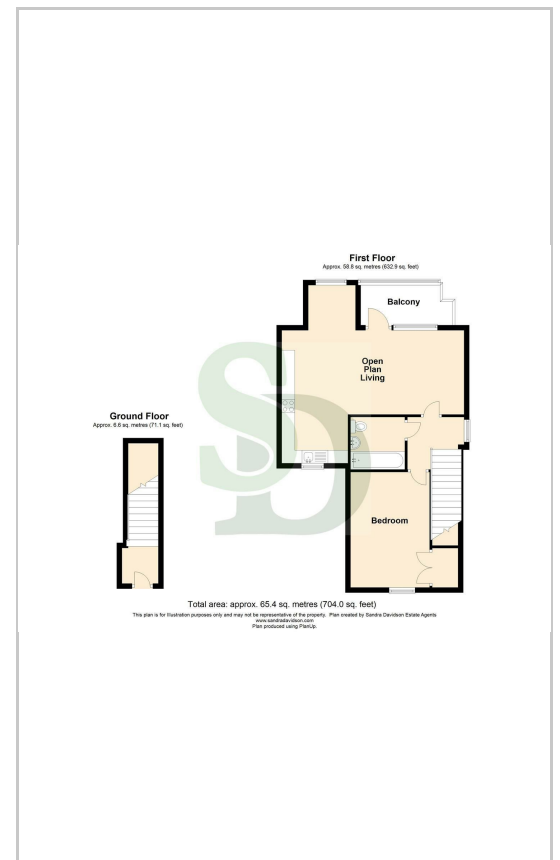
AGENTS NOTE

No service or appliances have been tested by Sandra Davidson Estate Agents.

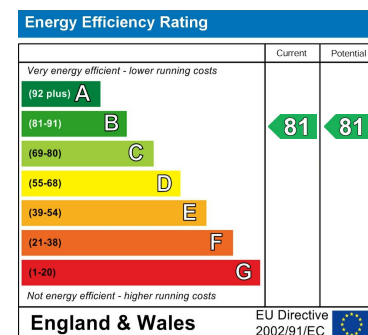
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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