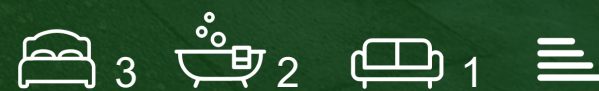




Pittman Gardens, Ilford, IG1 2QB

Offers In Excess Of £450,000





Offers In Excess Of £450,000

Pittman Gardens

Ilford, IG1 2QB

- EPC -TBC
- END TERRACE HOUSE
- TWO BATHROOMS
- GAS CENTRAL HEATING
- THREE BEDROOM HOUSE
- OFF STREET PARKING
- DOUBLE GLAZED WINDOWS
- REAR ACCESS TO GARDEN

Welcome to this charming three-bedroom end terrace house located in the desirable Pittman Gardens, Ilford. This property boasts a spacious reception room, perfect for entertaining guests or relaxing with your family. With two bathrooms, convenience is key in this lovely home.

One of the standout features of this property is the off-street parking available for one vehicle, ensuring you never have to worry about finding a parking spot after a long day. The house has been extended to the ground floor, providing additional living space for you to enjoy and make your own.

Situated within walking distance to Ilford Lane, you'll have easy access to a variety of shops, restaurants, and amenities. Additionally, with convenient transport links to Barking and Ilford stations, commuting to work or exploring the city is a breeze.

Don't miss out on the opportunity to own this fantastic property in a prime location. Book a viewing today and envision the possibilities of making this house your new home.



ENTRANCE PORCH

RECEPTION ROOM 15'5" x 14'11" (4.72m x 4.55m)

KITCHEN-DINER 22'4" x 11'10" (6.81m x 3.62m)

GROUND FLOOR SHOWER ROOM
8'7" x 7'10" (2.62m x 2.40m)

STAIRS TO FIRST FLOOR

BEDROOM ONE 12'7" x 8'6" (3.86m x 2.61m)

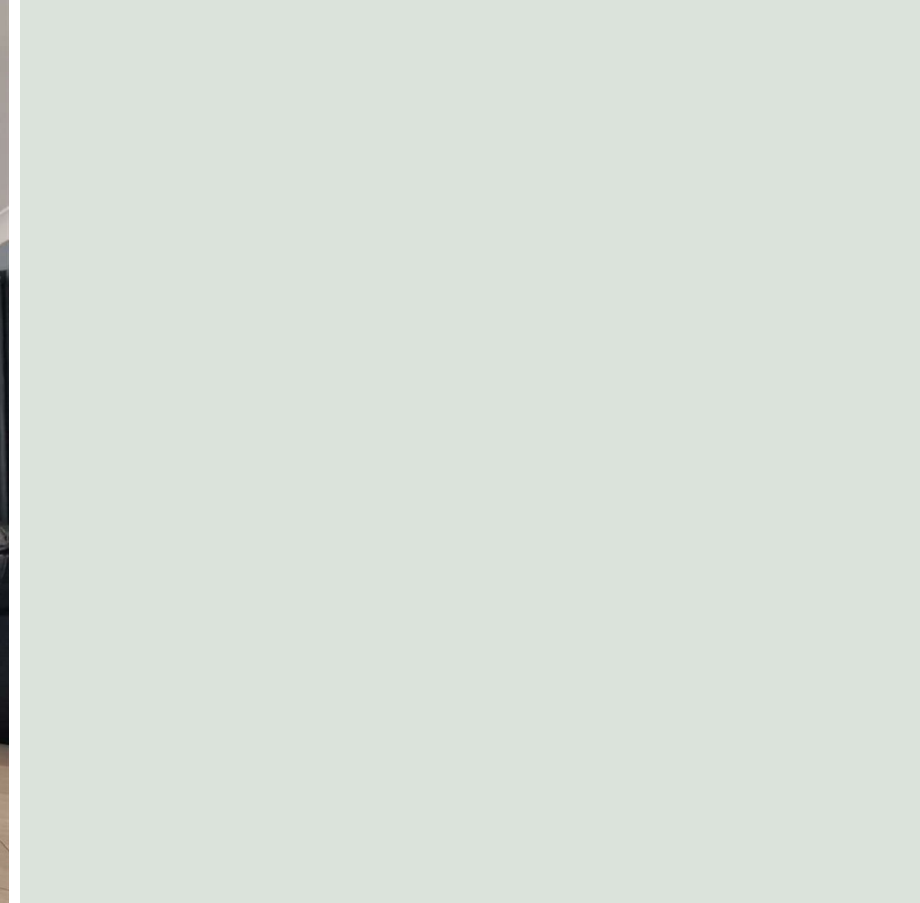
BEDROOM TWO 10'10" x 8'0" (3.31m x 2.46m)

BEDROOM THREE 8'2" x 6'1" (2.50m x 1.87m)

FIRST FLOOR BATHROOM 6'5" x 6'4" (1.98m x 1.95)

EXTERIOR

AGENTS NOTE

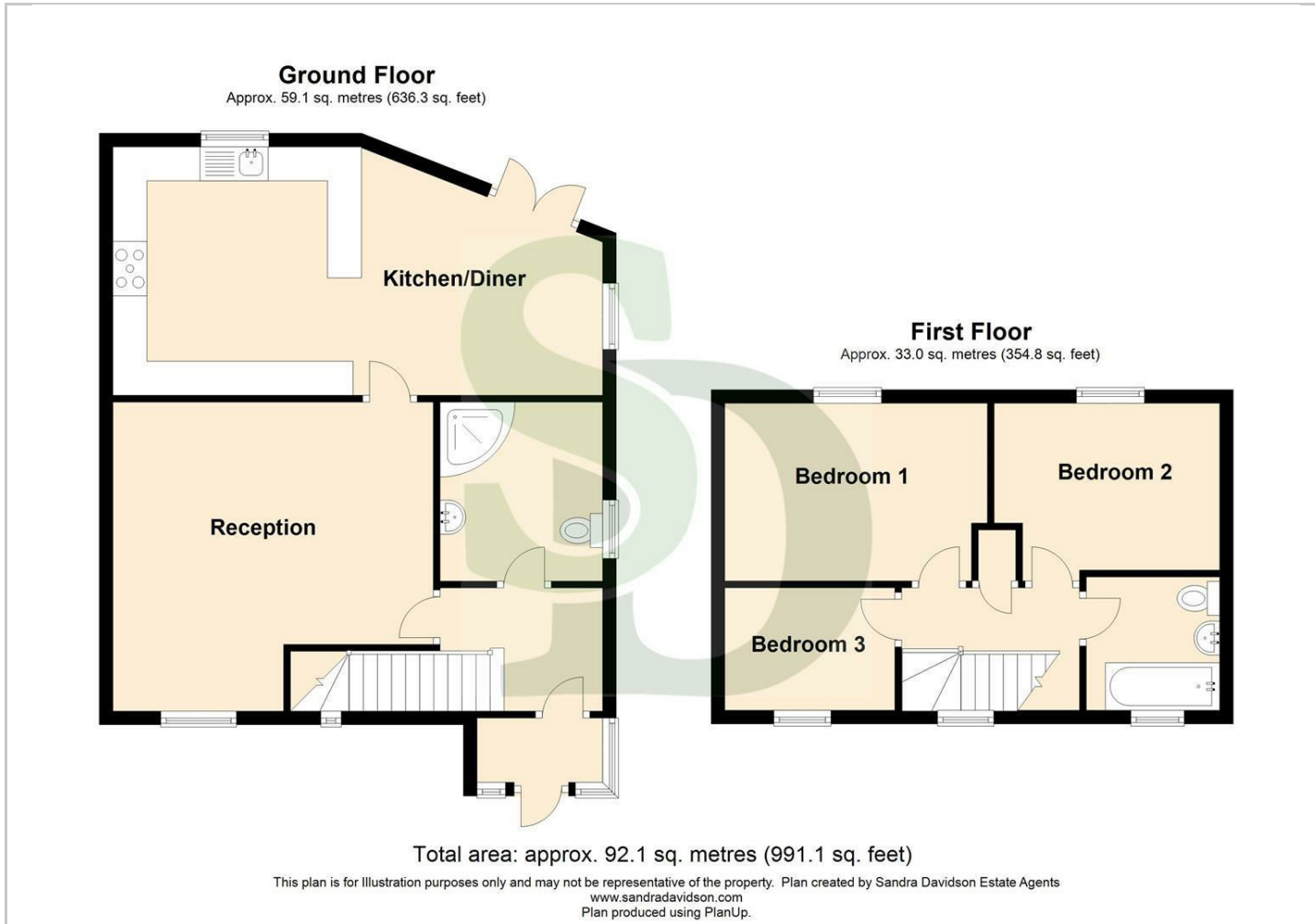


Directions





Floor Plans



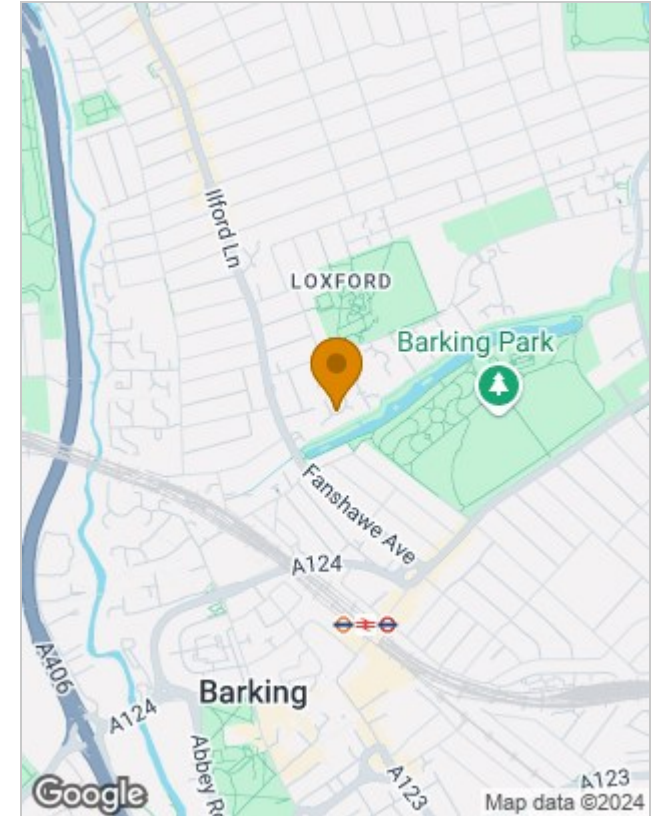
Viewing

Please contact our Seven Kings Sales Office on 020 8597 7372 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

353 Green Lane, Seven Kings, Essex, IG3 9TH
Tel: 020 8597 7372 Email: sevenkings@sandradavidson.com <https://www.sandradavidson.com>

Location Map



Energy Performance Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		