



Suffolk Road, Ilford, IG3 8JF

£485,000



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- EPC RATING TBC
- Two reception rooms
- Shower room
- CHAIN FREE
- Three bedrooms
- Kitchen
- Close to Station

Sandra Davidson Estate Agents are pleased to offer this spacious three bedroom middle terrace family home located in a popular residential location and within walking distance to Newbury Park Station (Zone 4). Local amenities such as schools, shops and public transport are also in close proximity. The accommodation comprises: two receptions, kitchen, three bedrooms and first floor shower room. Other benefits include double glazing, gas central heating and a spacious garden. Viewings are highly recommended.



ENTRANCE

RECEPTION ONE 13'8" x 10'9" (4.18m x 3.30m)

RECEPTION TWO 12'1" x 12'1" (3.70m x 3.69m)

KITCHEN 9'1" x 6'10" (2.78m x 2.10m)

STAIRS TO FIRST FLOOR

BEDROOM ONE 11'7" x 10'9" (3.55m x 3.29m)

BEDROOM TWO 12'1" x 11'7" (3.69m x 3.55m)

BEDROOM THREE 7'10" x 7'8" (2.40m x 2.35m)

SHOWER ROOM

EXTERIOR 78' (23.77m)

AGENTS NOTE

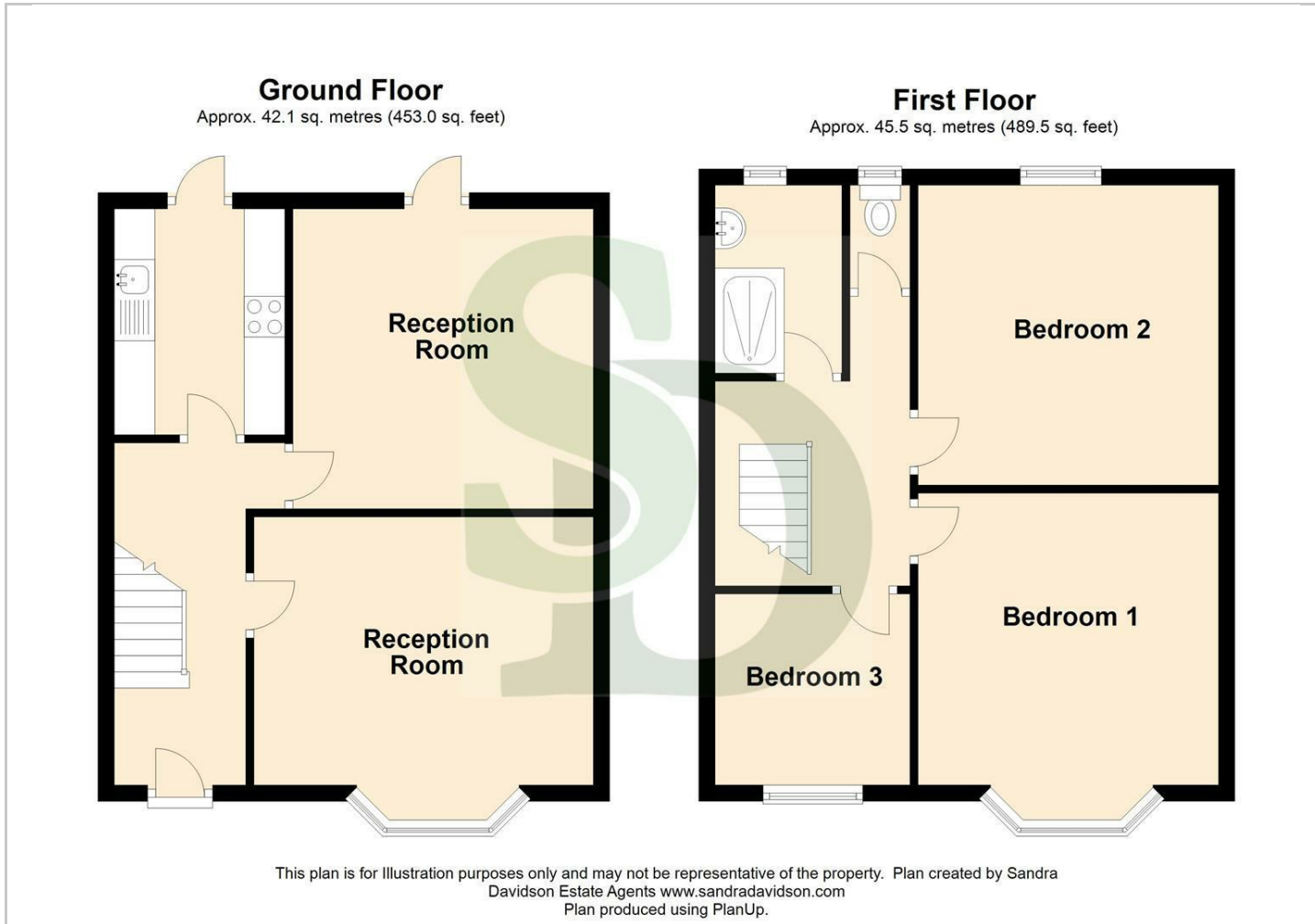


Directions





Floor Plans



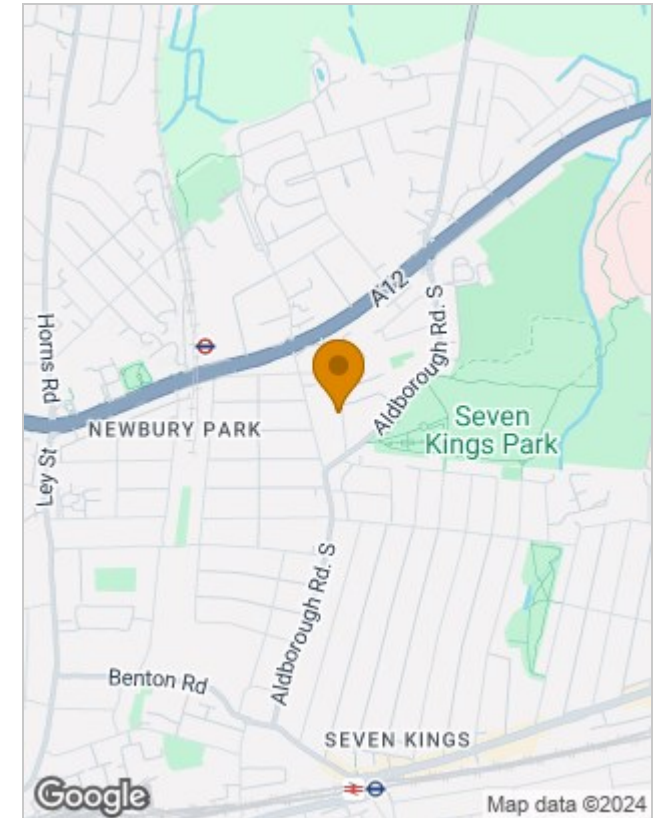
Viewing

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	