



Betchworth Road

, Ilford, IG3 9JG

Redbridge

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Offers In Excess Of £450,000



Sandra Davidson Estate Agents are pleased to present this spacious middle terrace extended family home, situated off Green Lane. The property benefits from being close to local amenities such as schools, shops and public transport. The property is also close to Seven Kings Station (Crossrail - TFL Rail - Zone 4). The accommodation comprises: two reception room, extended kitchen, three bedrooms and a first floor family bathroom. The property benefits from gas central heating and double glazed windows. Viewings are highly recommended to avoid disappointment.



ENTRANCE

RECEPTION ONE 13'6" into bay x 12'2" (4.14m into bay x 3.71m)
Double glazed bay window to front. Laminate flooring. Radiator.

RECETION TWO 13'2" into bay x 10'1" (4.03m into bay x 3.08m)
Double glazed door in bay. Laminate flooring. Radiator. Open to kitchen.

KITCHEN 15'7" x 7'1" (4.76m x 2.17m)
Range of wall and base units. Gas cooker. Oven. Sink. Space for fridge/ freezer and washing machine. Double glazed window to rear.

STAIRS TO FIRST FLOOR

BEDROOM ONE 13'5" into bay x 10'0" (4.10m into bay x 3.05m)
Double glazed bay window to front. Carpeted flooring. Radiator. Fitted cupboard.

BEDROOM TWO 10'11" x 8'7" (3.35m x 2.64m)
Double glazed window to rear. Carpeted flooring. Radiator.

BEDROOM THREE 7'11" x 7'3" (2.42m x 2.22m)
Double glazed window to front. Carpeted flooring. Radiator.

BATHROOM 8'8" x 7'8" (2.65m x 2.34m)
Panelled bath. Wash hand basin. Low level WC. Tiled flooring. Part tiled walls.

EXTERIOR

Garden - Blank canvas to make it how you like.
Front garden - Potential for off street parking.

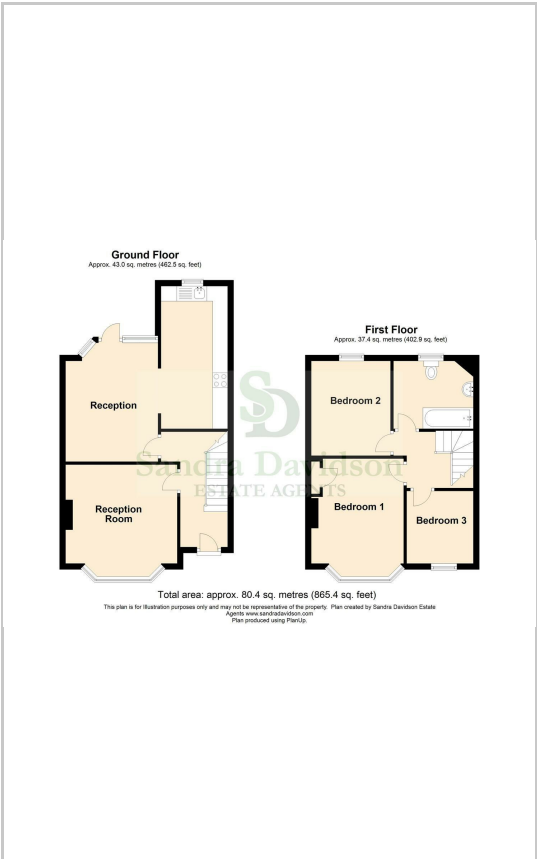
AGENTS NOTE

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

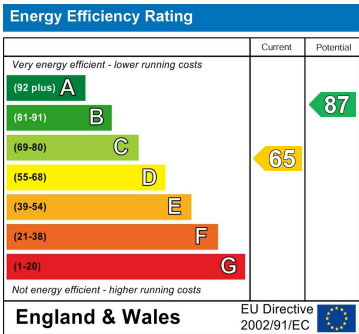
Area Map



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 firms employment has the authority to make or give any representation or warranty in respect of the property.