



Roden Street, Ilford, IG1 2AQ

Guide Price £260,000





Roden Street

Ilford, IG1 2AQ

- EPC RATING C
- Lounge/Kitchen
- Second floor
- Two bedrooms
- Bathroom
- Circa 173 year lease

This building has has - Letter of assurance (mortgage) call for more information.

GUIDE PRICE £260,000 to £280,000

Welcome to this charming second-floor flat located on Roden Street in the vibrant area of Ilford. This delightful property boasts two well-proportioned bedrooms, making it an ideal choice for couples, small families, or even as a rental investment. The flat features a comfortable reception room, perfect for relaxing or entertaining guests, and a modern bathroom that caters to your daily needs.

With 173 years remaining on the lease, this property offers a sense of security and longevity for potential buyers. Its prime location close to Ilford Town means you will have easy access to a variety of shops, restaurants, and local amenities, ensuring that everything you need is just a short stroll away.

This flat presents a wonderful opportunity for those seeking a home in a bustling area with excellent transport links, making commuting to London and beyond a breeze. Whether you are looking to settle down or invest in a property with great potential, this flat on Roden Street is certainly worth considering. Don't miss the chance to make this lovely space your own.

Guide Price £260,000

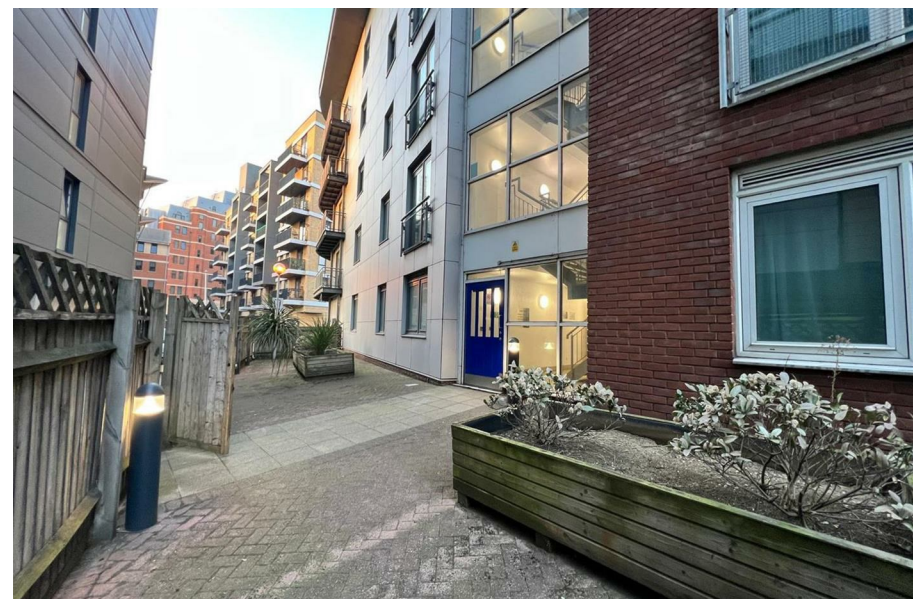


ENTRANCE	
LOUNGE/KITCHEN	24'11" x 10'5" (7.61m x 3.19m)
BEDROOM ONE	14'3" x 8'6" (4.36m x 2.61m)
BEDROOM TWO	12'9" x 8'9" (3.90m x 2.68m)
BATHROOM	7'4" x 5'9" (2.25m x 1.76m)
AGENTS NOTE	





Directions

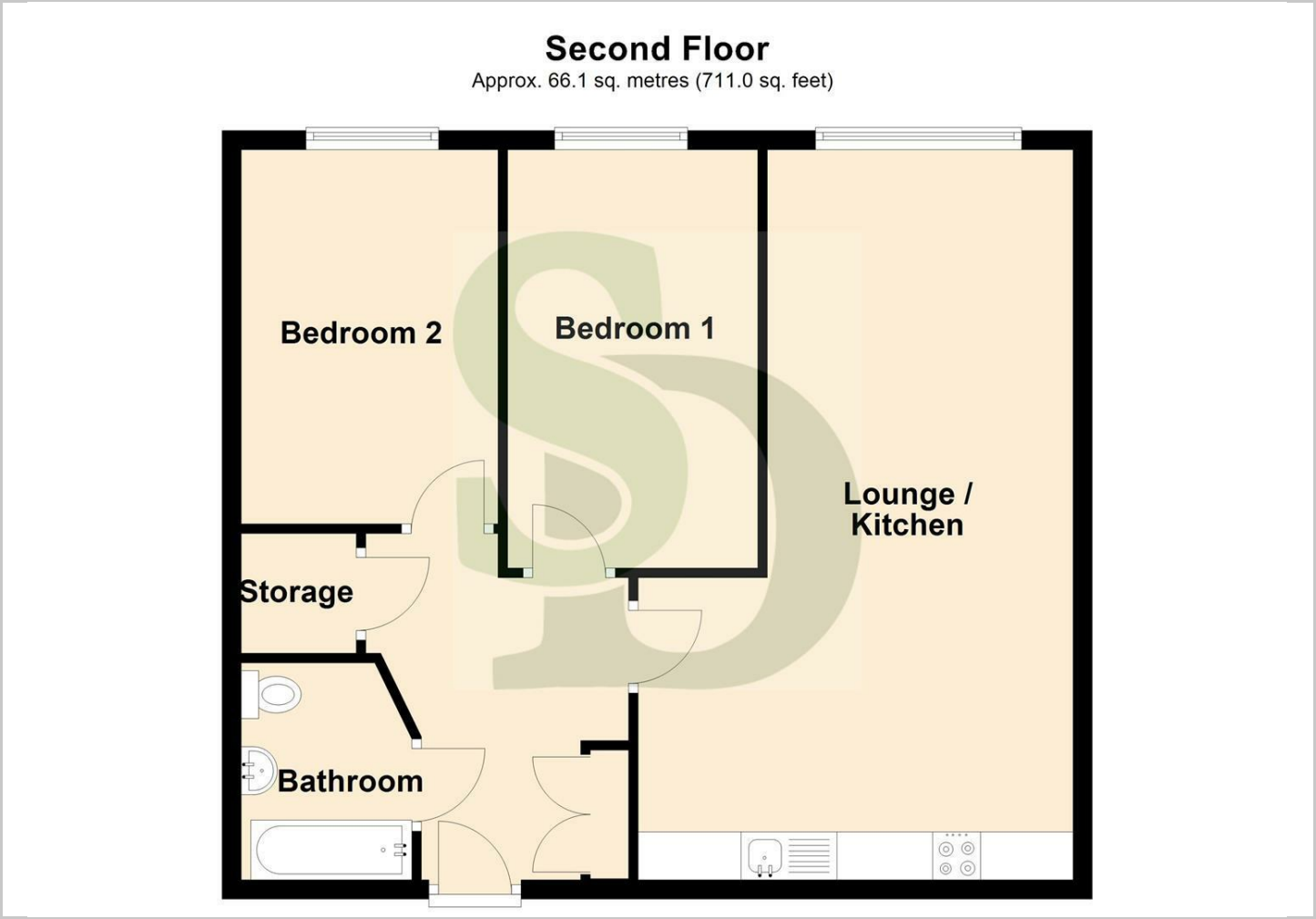




Westside Apartments

Apts. 1 - 73

Floor Plans



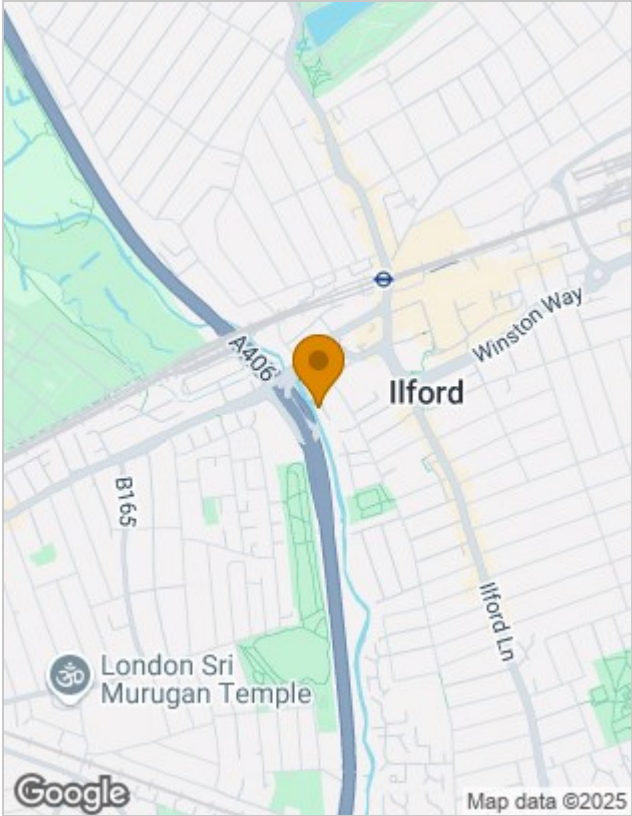
Viewing

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.

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Location Map



Energy Performance Graph

