



Guide Price
£275,000

Leasehold

2x  2x  1x 

**Memorial Heights,
Monarch Way, Ilford,
Essex, IG2**

OVER 60?

Secure this property
for up to **59% less!**

 **DOUGLAS
ALLEN**
Helping you move forwards



Main features

- Perfect first time purchase
- Spacious 2nd floor apartment
- Private Balcony
- Allocated underground parking
- Perfect for London commuters
- Adjacent to Newbury Park Central Line Station

Accommodation

SECOND FLOOR

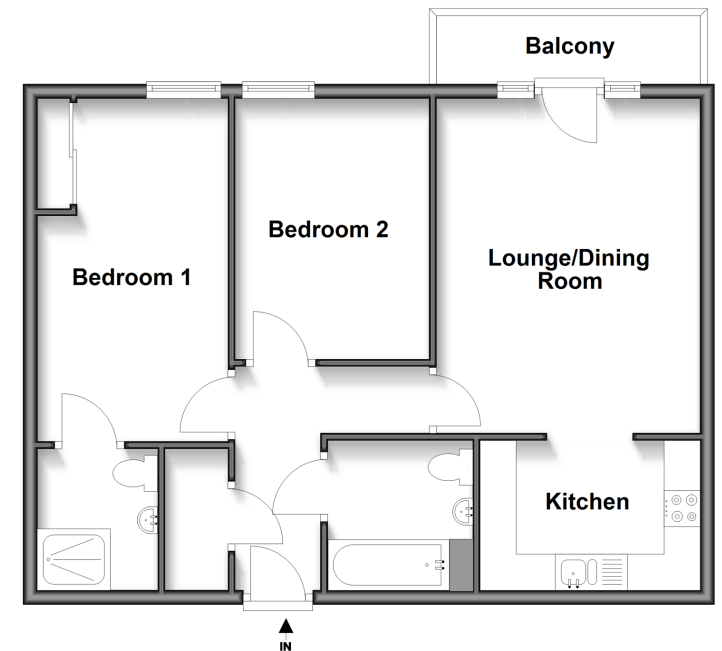
Entrance Hall
 Lounge/Dining Room: 15'9 x 12'0 (4.80m x 3.66m)
 Balcony
 Kitchen : 9'6 x 5'2 (2.90m x 1.58m)
 Bedroom 1: 16'6 x 8'4 (5.03m x 2.54m)
 En-Suite Shower Room
 Bedroom 2: 12'6 x 8'5 (3.81m x 2.57m)
 Bathroom

OUTSIDE

Communal Gardens
 Allocated Parking Space
 Visitors Parking

Second Floor

Approx. 62.5 sq. metres (672.3 sq. feet)



Call Barkingside - 020 8551 4025 ■ douglasallen.co.uk

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.