

PAYNE & Co



Thorold Road, Ilford

£320,000



# Thorold Road

Ilford,

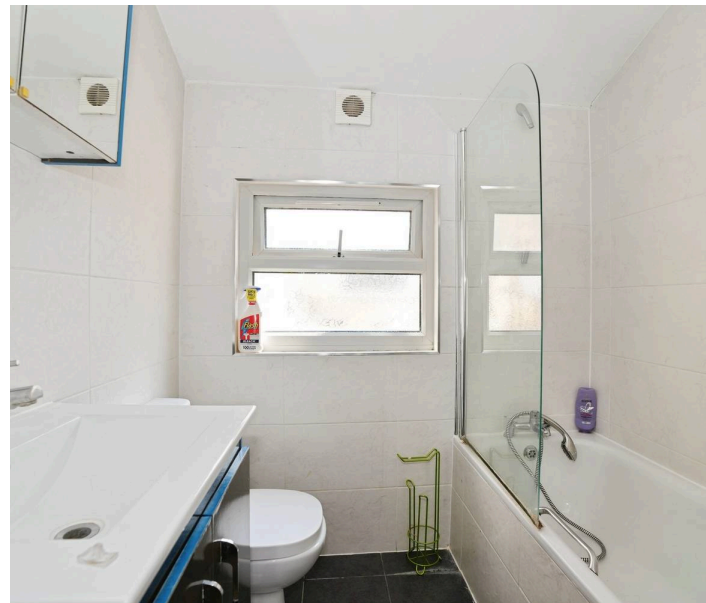
Payne & Co are pleased to offer this fantastic flat for sale, situated in the sought-after 'Commonwealth Estate' near Valentines Park. The property is advantageously located to public transport links, local amenities, and reputable schools. The flat is on the first floor and boasts two spacious double bedrooms, one of which has the added benefit of an en-suite. A well-lit, open-plan kitchen provides ample dining space, seamlessly flowing into the living area, making it ideal for hosting guests. In addition, the flat offers off-street parking for one car and is presented for sale with no onward chain, making an expedient transaction possible. It's an excellent opportunity for first-time buyers looking to get a foothold on the property ladder, or investors seeking a beneficial addition to their portfolio. A viewing is highly recommended to truly appreciate its potential. The perfect blend of convenience, location, and style awaits. The current lease is 189 years from 25th March 1988 (153 Years remaining), no ground rent and no service charge. Council Tax band: B

Tenure: Share of Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- First floor flat
- Two bedrooms
- Two bathrooms
- Open-plan kitchen and living area
- Sought-after Commonwealth Estate location
- Off-street parking for one car
- No onward chain





## Floor Plan

Floor area 60.5 sq.m. (651 sq.ft.)

Total floor area: 60.5 sq.m. (651 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)

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