

PAYNE & Co



Dahlia Gardens, Ilford

Guide Price £375,000 - £385,000

Dahlia Gardens

Ilford

Payne & Co are pleased to offer for sale is this charming two-bedroom terraced house, ideally situated near public transport links, Ilford's Elizabeth Line, Barking Station, local amenities, and Loxford Park. The location also benefits from being near schools and the vibrant Ilford Lane. Upon entering the property, you are greeted by a spacious reception room with direct access to a private rear garden. It's the perfect setting for relaxation or entertaining guests. The house also boasts a modern gloss style kitchen providing a wonderful environment for cooking. Upstairs, there are two bedrooms, one of which features built-in wardrobes, offering ample storage space. Additionally, there is a bathroom located on the first floor. Notably, the property comes with the added benefit of off-street parking and is offered with no onward chain. This makes it an ideal purchase for first-time buyers looking to step onto the property ladder or investors seeking a rental property. Take advantage of this opportunity and book a viewing today.

Council Tax band: C

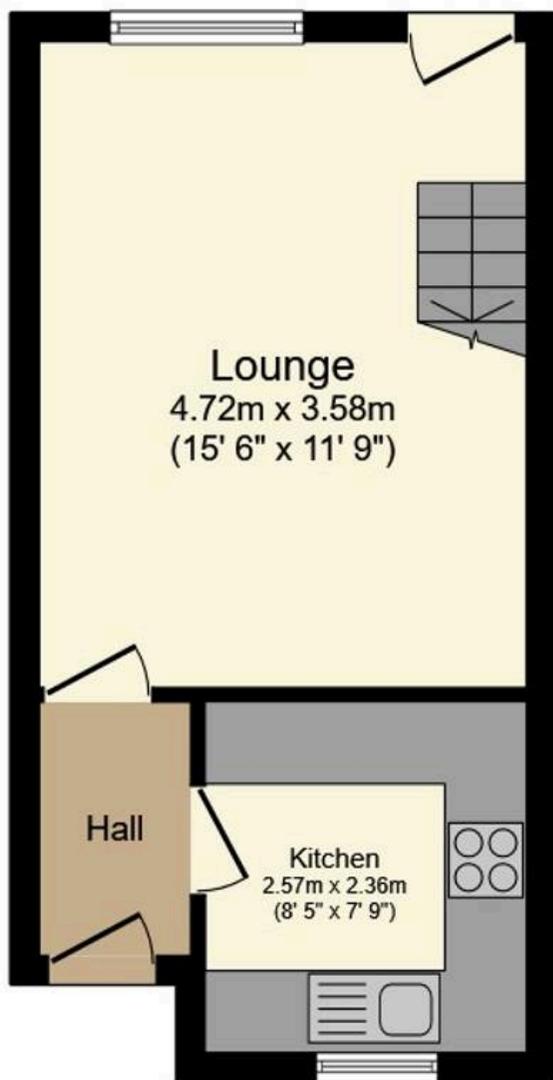
Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

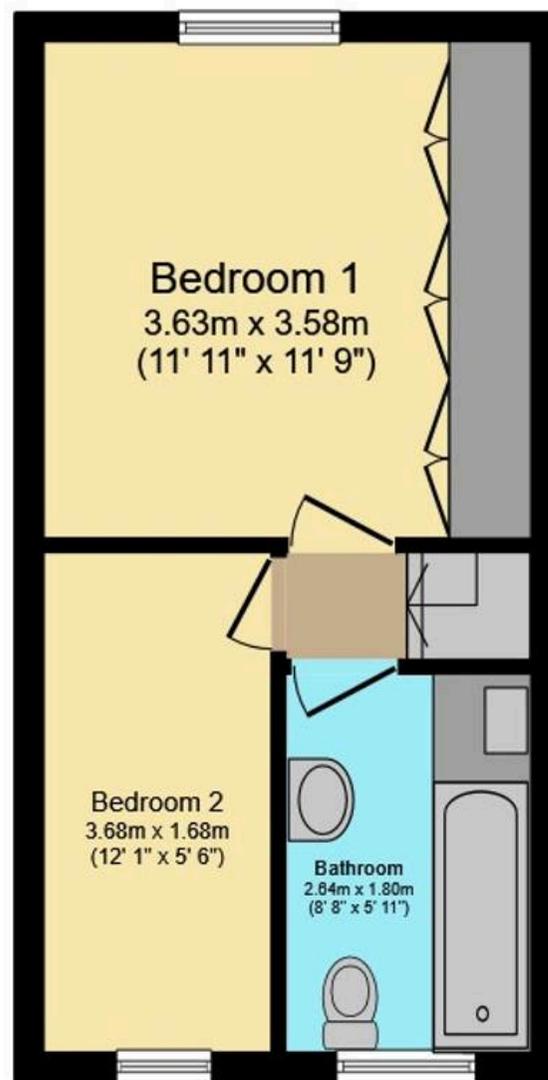
- Two-bedroom terraced house
- Private rear garden
- No onward chain
- Ideal for first-time buyers
- Off-street parking
- First floor bathroom
- Prime location near Ilford Lane
- Modern kitchen





Ground Floor

Floor area 25.6 sq.m. (276 sq.ft.)



First Floor

Floor area 26.5 sq.m. (285 sq.ft.)

Total floor area: 52.1 sq.m. (560 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

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A private rental licensing scheme applies to some properties in this area, please contact us before proceeding. Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details. Appliances & services are untested, dimensions are approximate, and floor plans are not to scale.