



Axon Place, Ilford, IG1 1NH  
Offers In Excess Of £250,000



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# Axon Place

Ilford, IG1 1NH

- EPC RATING B
- Lounge
- Two bathrooms
- Circa 130 year lease
- Two bedrooms
- Kitchen
- Parking
- CHAIN FREE

GUIDE PRICE £270,000 to £280,000

Welcome to this charming flat (3rd floor) located in the desirable Axon Place, Ilford. This well-appointed property features two spacious bedrooms, making it an ideal choice for couples, small families, or even as a rental investment. The flat boasts a comfortable reception room, perfect for relaxing or entertaining guests, and two bathrooms that provide convenience and privacy.

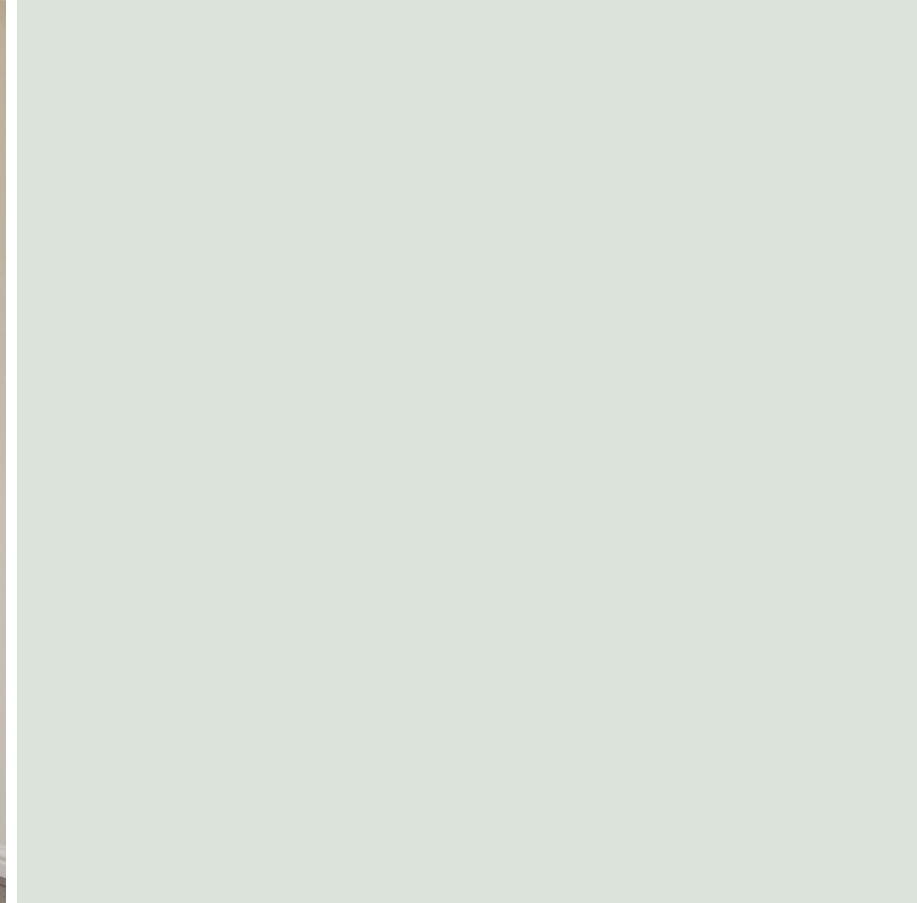
One of the standout features of this property is the included parking bay, a valuable asset in this bustling area. The flat is situated in close proximity to Redbridge town, offering a variety of shops, restaurants, and local amenities to cater to your everyday needs. Additionally, Ilford station is nearby, providing excellent transport links to central London and beyond, making it a great option for commuters.

With a lease of approximately 133 years, this flat offers a secure and long-term living solution. Whether you are looking to settle down in a vibrant community or seeking a promising investment opportunity, this property at Axon Place is certainly worth considering. Don't miss the chance to make this lovely flat your new home.

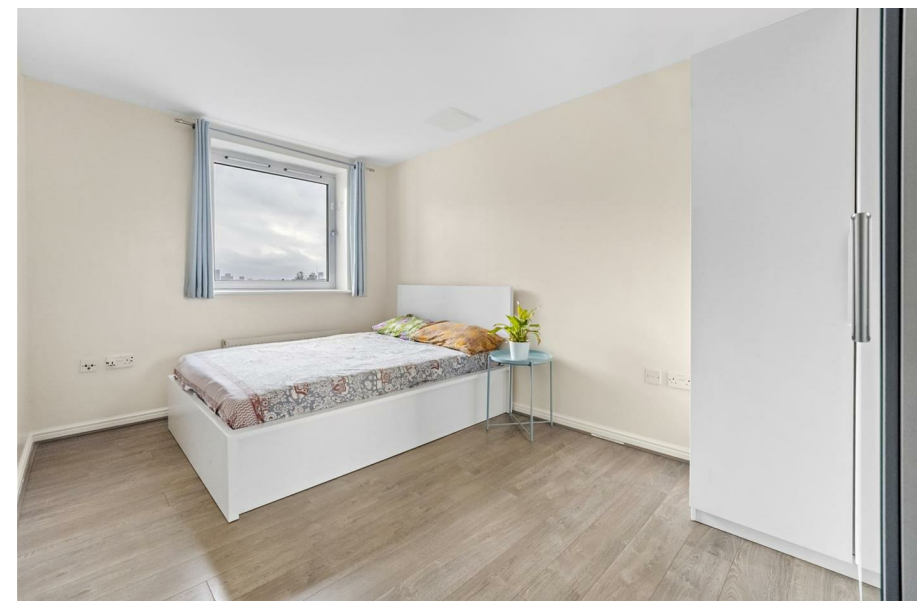


LOUNGE/KITCHEN	20'8" x 10'9" (6.30m x 3.30m)
BEDROOM ONE	16'8" x 8'10" (5.10m x 2.70m)
EN-SUITE	
BEDROOM TWO	16'8" x 8'2" (5.10m x 2.50m)
BATHROOM	6'10" x 5'6" (2.10m x 1.70m)
PARKING	
AGENTS NOTE	



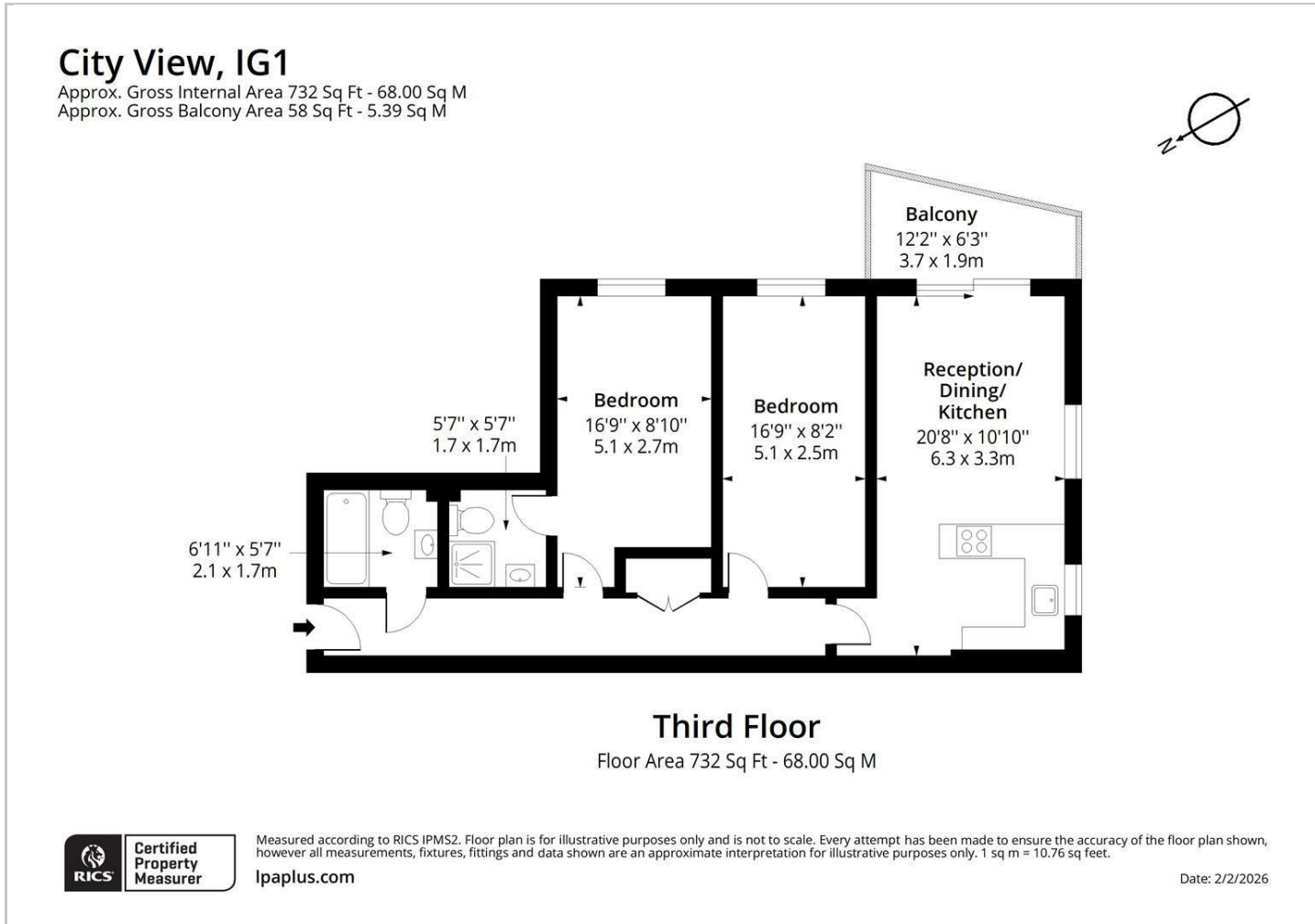


Directions

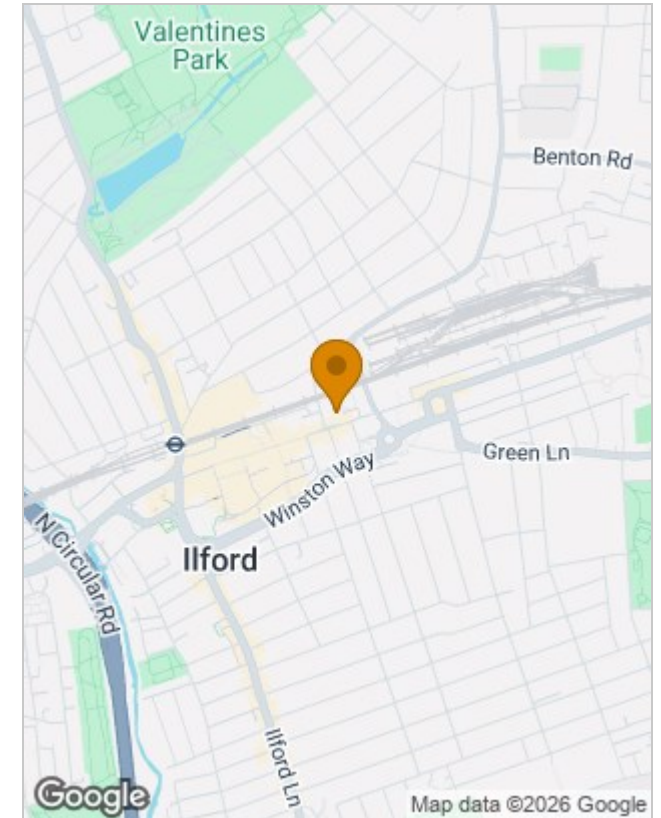




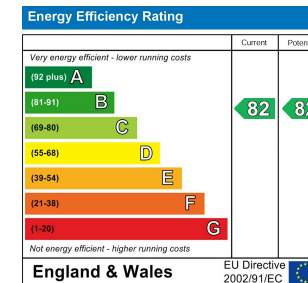
## Floor Plans



## Location Map



## Energy Performance Graph



## 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.