



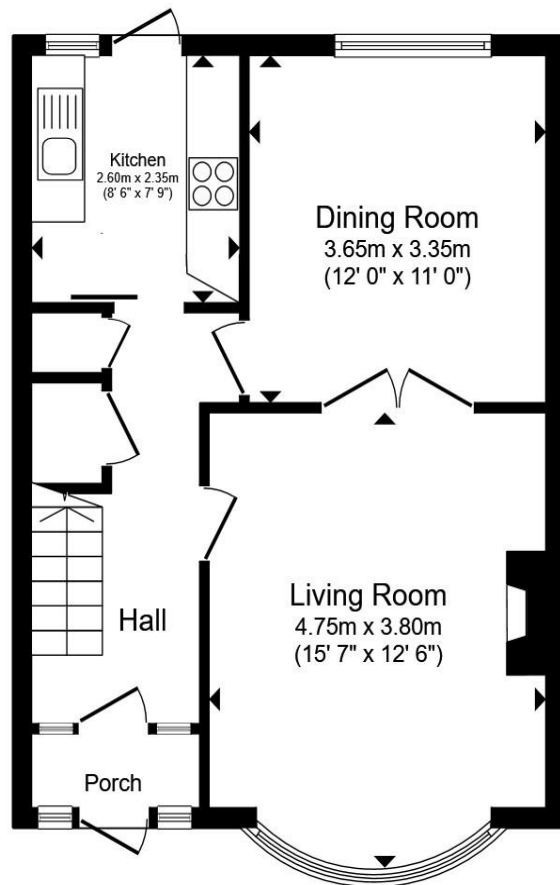
**Ashburton Avenue, Ilford, IG3 9ET**

**welcome to**

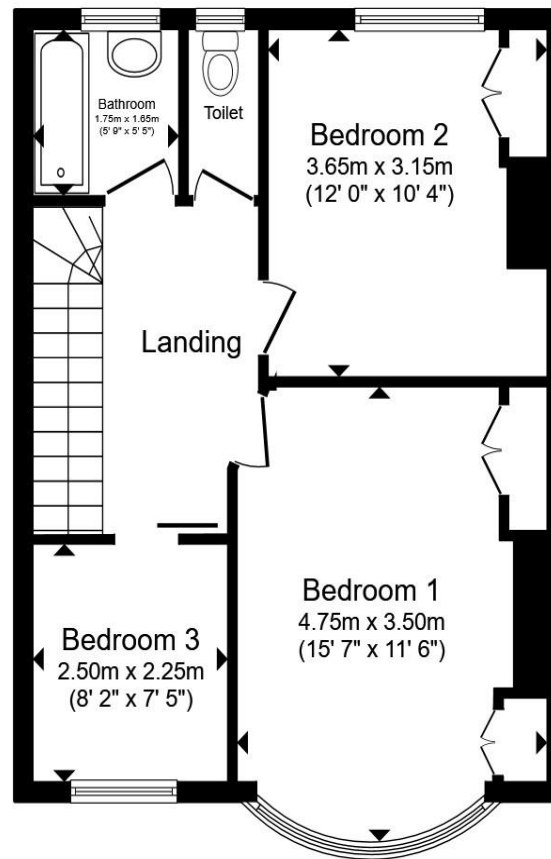
**Ashburton Avenue, Ilford**

CHAIN FREE Three Bedroom Mid-Terrace House situated just off South Park Drive and close to Transport Links, Local Schools and Amenities.





**Ground Floor**



**First Floor**

Total floor area 94.2 m<sup>2</sup> (1,014 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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)

## Hallway

## Living Room

15' 7" into Bay x 12' 6" ( 4.75m into Bay x 3.81m )

## Kitchen

8' 6" x 7' 9" ( 2.59m x 2.36m )

## Dining Room

12' x 11' ( 3.66m x 3.35m )

## Garden

## Bedroom One

15' 7" into Bay x 11' 6" ( 4.75m into Bay x 3.51m )

## Bedroom Two

12' x 10' 4" ( 3.66m x 3.15m )

## Bedroom Three

8' 2" x 7' 5" ( 2.49m x 2.26m )

## Bathroom

5' 9" x 5' 5" ( 1.75m x 1.65m )

## Wc

welcome to

## Ashburton Avenue, Ilford

- WILLIAM H BROWN BARKING EXCLUSIVE
- CHAIN FREE
- TWO RECEPTION ROOMS
- LARGE GARDEN
- GOOD TRANSPORT LINKS

Tenure: Freehold EPC Rating: C  
Council Tax Band: D

offers in the region of

**£525,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/BKG105583](http://williamhbrown.co.uk/Property/BKG105583)



Property Ref:  
BKG105583 - 0006

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William H Brown Corp is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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