Sandra Davidson
ESTATE AGENTS

Seven Kings Road, Ilford, IG3 8DF

£650,000

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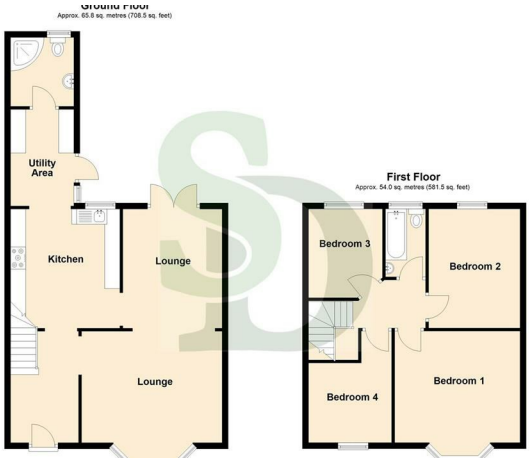
- EPC D
- Open plan lounge
- Off street parking
- Spacious garden
- Four bedrooms
- Two bathrooms
- Close to Elizabeth Line

Nestled on the charming Seven Kings Road, this delightful house offers a perfect blend of comfort and convenience. With four spacious bedrooms, this property is ideal for families or those seeking extra space for guests or a home office. The two well-appointed reception rooms provide ample room for relaxation and entertaining, making it easy to host gatherings with friends and family.

The house features two bathrooms, ensuring that morning routines run smoothly for everyone. The property also boasts parking for two vehicles, a valuable asset in this bustling area, allowing for easy access and peace of mind.

Located within close proximity to the Elizabeth Line, commuting to central London and beyond is both quick and efficient, making this home perfect for professionals. Additionally, the surrounding area is rich in amenities, including shops, parks, and schools, catering to all your daily needs.

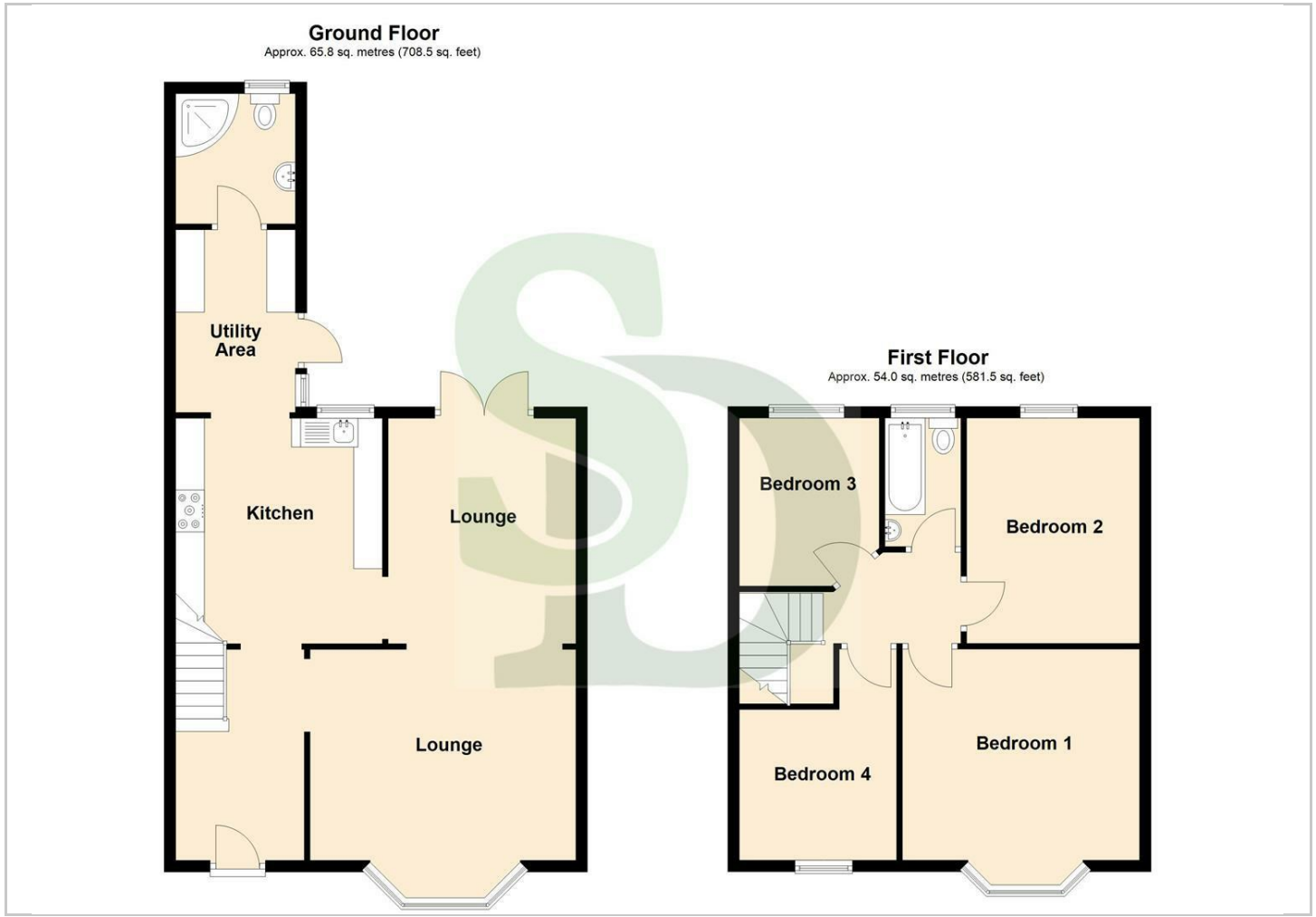
This property presents an excellent opportunity for those looking to settle in a vibrant community while enjoying the comforts of a spacious family home. Don't miss the chance to make this lovely house your new home.



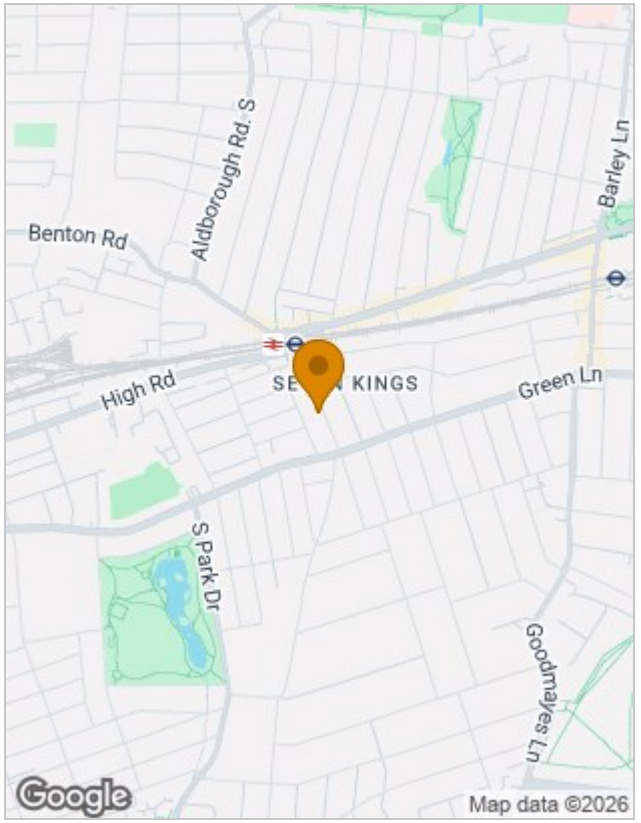
ENTRANCE	
LOUNGE (first area)	15'2" x 12'0" (4.63m x 3.67m)
LOUNGE (second area)	12'10"x 10'8" (3.92mx 3.27m)
KITCHEN	11'9" x 9'4" (3.60m x 2.87m)
UTILITY AREA	10'5" x 6'10" (3.18m x 2.09m)
WET ROOM	7'5" x 6'10" (2.27m x 2.09m)
STAIRS TO FIRST FLOOR	
BEDROOM ONE	13'6" x 12'2" (4.13m x 3.71m)
BEDROOM TWO	12'10" x 9'10" (3.92m x 3.02m)
BEDROOM THREE	9'7" x 7'11" (2.93m x 2.42m)
BEDROOM FOUR	9'2" x 8'7" (2.80m x 2.62m)
BATHROOM	7'4" x 4'3" (2.25m x 1.31m)
EXTERIOR	circa 50' (circa 15.24m)
AGENTS NOTE	

Directions

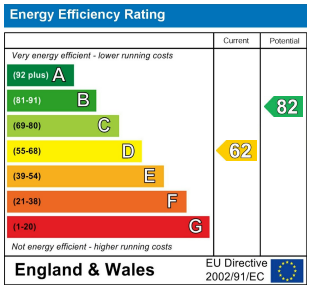
Floor Plans



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.

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