



## Hunter Road

, Ilford, IG1 2NW

Offers In Excess Of £425,000

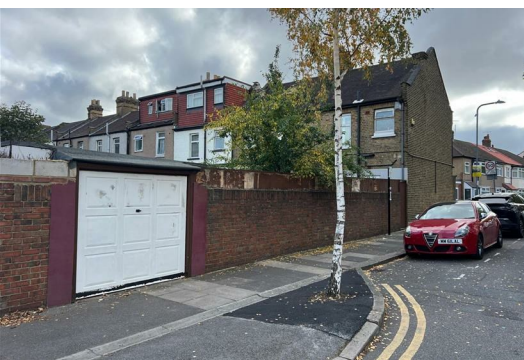
GUIDE PRICE £425,000 - £450,000

Nestled on the charming Hunter Road in Ilford, this delightful house presents an excellent opportunity for those seeking a comfortable and convenient living space. The property boasts two well-proportioned bedrooms, making it ideal for small families, couples, or individuals looking for extra room.

Upon entering, you are welcomed into a spacious reception room that offers a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The layout is designed to maximise space and light, creating a homely feel throughout.

The kitchen area complements the living space, providing a functional area for meal preparation and family gatherings.

## Redbridge Council



## ENTRANCE

**LOUNGE** 15'11" x 10'7" (4.87m x 3.24m)

Double glazed window to front. Carpeted flooring. Radiator.

**KITCHEN** 15'3" x 10'5" (4.66m x 3.20m)

Range of wall and base units. Gas cooker with extractor fan above. Plumbing for washing machine and dryer.

## STAIRS TO FIRST FLOOR

**BEDROOM ONE** 15'11" x 10'7" (4.87m x 3.24m)

Double glazed window to front. Carpeted flooring. Radiator.

**BEDROOM TWO** 10'6" x 8'9" (3.22m x 2.69m)

Double glazed window to rear. Carpeted flooring. Radiator.

**BATHROOM** 7'1" x 6'1" (2.16m x 1.87m)

Panelled bath, wash hand basin and low flush w.c.

**EXTERIOR** 37' (11.28m)

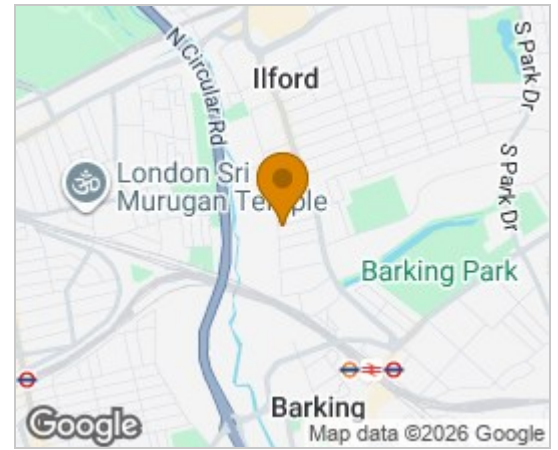
The rear garden is circa 37' in depth.

**GARAGE** 13'9" x 11'1" (4.21m x 3.39m)

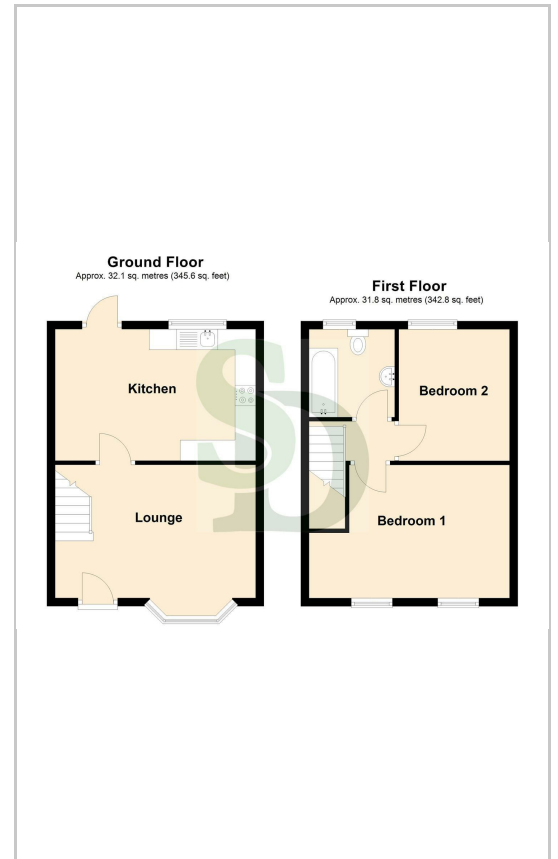
Lighting and power points. Access from the side road.

## AGENTS NOTE

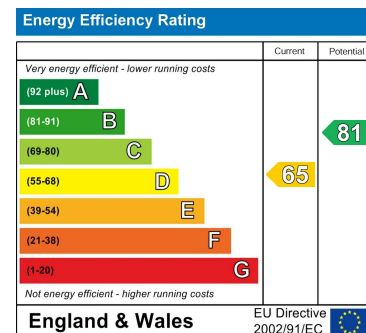
## Area Map



## Floor Plans



## Energy Efficiency Graph



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