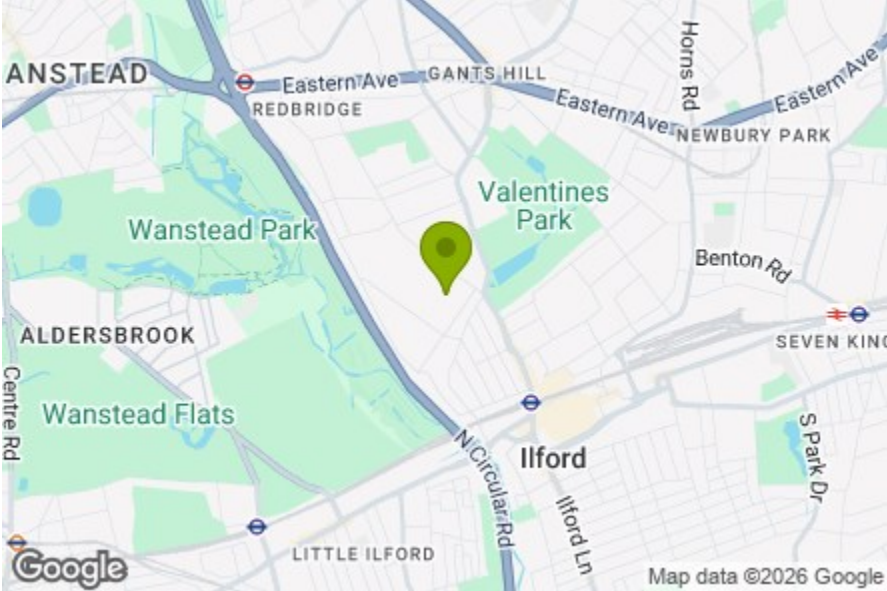
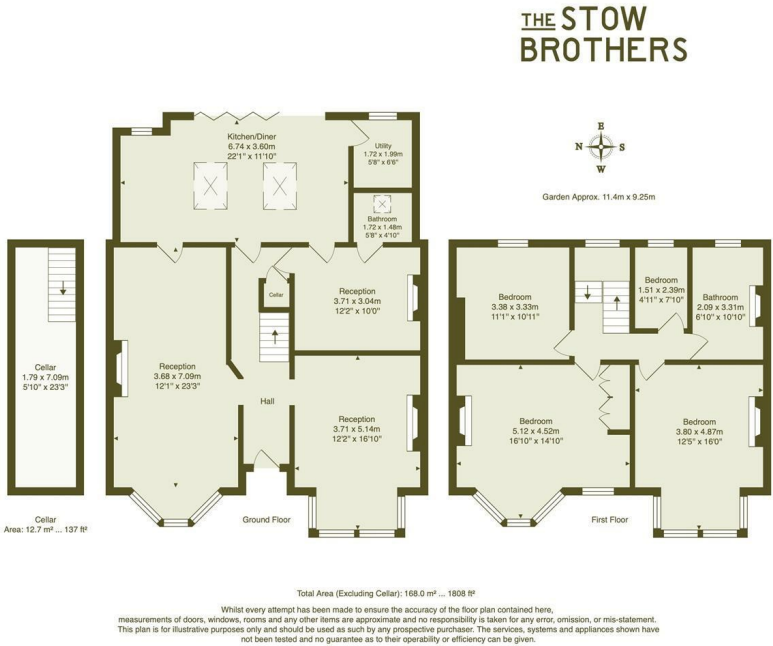


COURTLAND AVENUE, ILFORD

Offers In Excess Of £825,000 Freehold
4 Bed House - Mid Terrace



Features:

- Victorian Double Fronted Terrace House
- Four Double Bedroom
- Chain Free
- South East Facing Garden
- Close to Ilford Station
- Good Decorative Order
- Freehold
- Driveway
- Close to Valentine's Park

A substantial four-bedroom Victorian double-fronted terrace in a leafy Ilford setting, with Valentine's Park close by and Ilford Station within easy reach. Behind its characterful façade, the house unfolds into a wonderfully generous family home, with three reception spaces, an extended kitchen/diner and four double bedrooms. A driveway, cellar and chain-free sale add further appeal.

REQUEST A VIEWING
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IF YOU LIVED HERE...

Step through the front door and the scale of the house quickly becomes apparent. The central hallway leads to three separate reception spaces, giving the ground floor plenty of flexibility. To one side, a long bay-fronted reception stretches towards the rear, while the opposite side is home to two further reception rooms. Period fireplaces, decorative cornicing and tall windows bring plenty of character, balanced by soft tones and a calm, cohesive finish. There's also access to a useful cellar.

At the rear, the extended kitchen/diner is a brilliant everyday living space, with rooflights bringing in plenty of daylight and broad bi-fold doors opening directly onto the garden. White cabinetry, an island and pale tiled flooring give the room a clean, contemporary feel, with ample space for a large dining table. A separate utility room sits alongside, as does a ground-floor shower room. Outside, the east-facing garden combines a generous paved terrace with lawn and established planting around the boundaries, creating plenty of room for outdoor dining and relaxed weekends at home.

Upstairs, four double bedrooms are arranged around the landing. The two

largest sit at the front, including a particularly spacious bay-fronted principal bedroom, while two further bedrooms overlook the rear. The family bathroom has plenty of personality, pairing patterned flooring and metro tiling with a freestanding bath and traditional-style fittings. With approximately 1,808 square feet across the main house, excluding the additional cellar, there's an impressive amount of space here, all presented in good decorative order.

WHAT ELSE?

- Valentines Park is close by, offering a vast sweep of green space with lakes, landscaped gardens, sports facilities and the historic Valentines Mansion, making it an easy choice for weekend walks and time outdoors.
- Ilford Station is within easy reach, with Elizabeth line services connecting through Stratford, Liverpool Street and central London, while the town centre provides a wide choice of shops and everyday amenities.
- The surrounding area has a good choice of schools, while nearby Cranbrook Road and Ilford town centre bring plenty of restaurants, cafés, shops and useful day-to-day amenities within easy reach.



A WORD FROM THE EXPERT...

"Nestled in the heart of East London, Ilford is a vibrant tapestry of history, culture, and community spirit. Once a modest rural settlement, it has blossomed into a dynamic town that harmoniously blends its rich heritage with modern living. Ilford's streets are alive with diversity, offering a culinary journey that spans the globe—from traditional British fare to tantalizing South Asian delicacies. The town centre buzzes with energy, while serene spots like Valentines Park provide a peaceful retreat amidst the urban hustle. The area boasts excellent transport links, making it a convenient hub for commuters and explorers alike. Its strong sense of community is evident in local initiatives and events that bring residents together, fostering a welcoming atmosphere for newcomers and long-time locals."

KYLI CLAYTON
E11 ASSISTANT BRANCH MANAGER

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