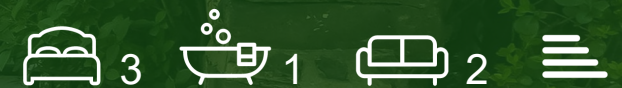




South Park Drive, Ilford, IG3 9AD

Offers In Excess Of £475,000





Offers In Excess Of £475,000

South Park Drive

Ilford, IG3 9AD

- EPC TBC
- Three bedrooms
- Kitchen
- Spacious garden
- Near public transport
- Middle terrace
- Two reception rooms
- Bathroom
- Close to South Park

Nestled on South Park Drive in the vibrant area of Ilford, this charming terraced house offers a delightful blend of comfort and convenience. With three well-proportioned bedrooms, this property is perfect for families or those seeking extra space. The two inviting reception rooms provide ample room for relaxation and entertaining, making it easy to host friends and family.

The house features a well-appointed bathroom, ensuring that daily routines are both practical and pleasant. One of the standout features of this property is the spacious garden, which offers a wonderful outdoor retreat for gardening enthusiasts or a safe play area for children.

Situated close to South Park, residents can enjoy the beauty of green spaces right on their doorstep, perfect for leisurely strolls or picnics. Additionally, the property benefits from excellent public transport links, making commuting to central London and beyond a breeze.

This terraced house on South Park Drive is an ideal choice for those looking for a comfortable home in a well-connected area. With its generous living spaces and proximity to local amenities, it presents a fantastic opportunity for both first-time buyers and families alike. Don't miss the chance to make this lovely property your new home.



ENTRANCE

RECEPTION ONE 12'9" x 11'9" (3.90m x 3.60m)

RECEPTION TWO 12'9" x 10'5" (3.90m x 3.20m)

KITCHEN 9'10" x 6'10" (3.00m x 2.10m)

LEAN TO 17'4" x 4'7" (5.30m x 1.40m)

CLOAKROOM

STAIRS TO FIRST FLOOR

BEDROOM ONE 13'1" x 10'9" (4.00m x 3.30m)

BEDROOM TWO 13'1" x 9'10" (4.00m x 3.00m)

BEDROOM THREE 12'1" x 6'6" (3.70m x 2.00m)

BATHROOM 9'6" x 7'6" (2.90m x 2.30m)

EXTERIOR 140' (42.67m)

AGENTS NOTE



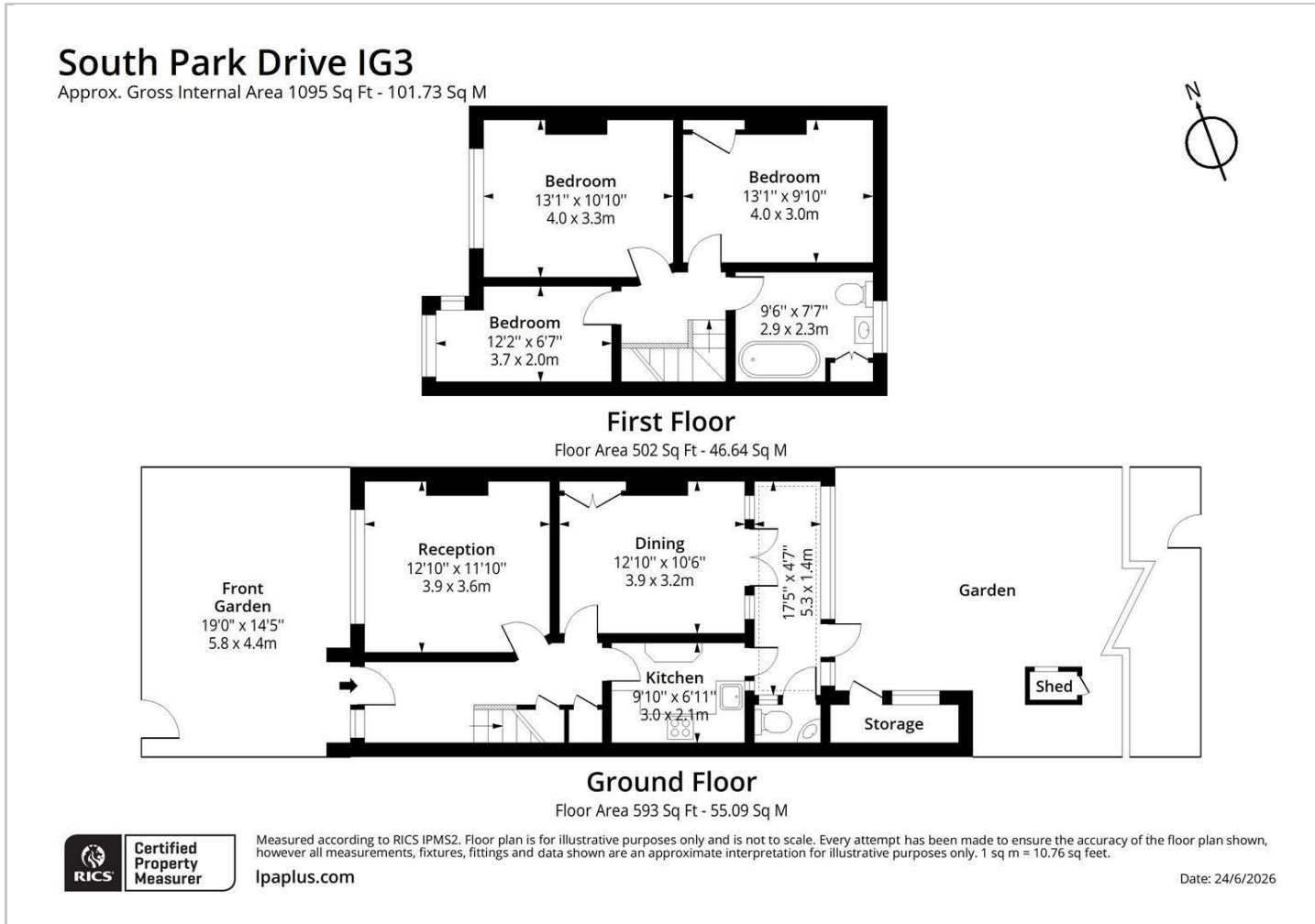


Directions

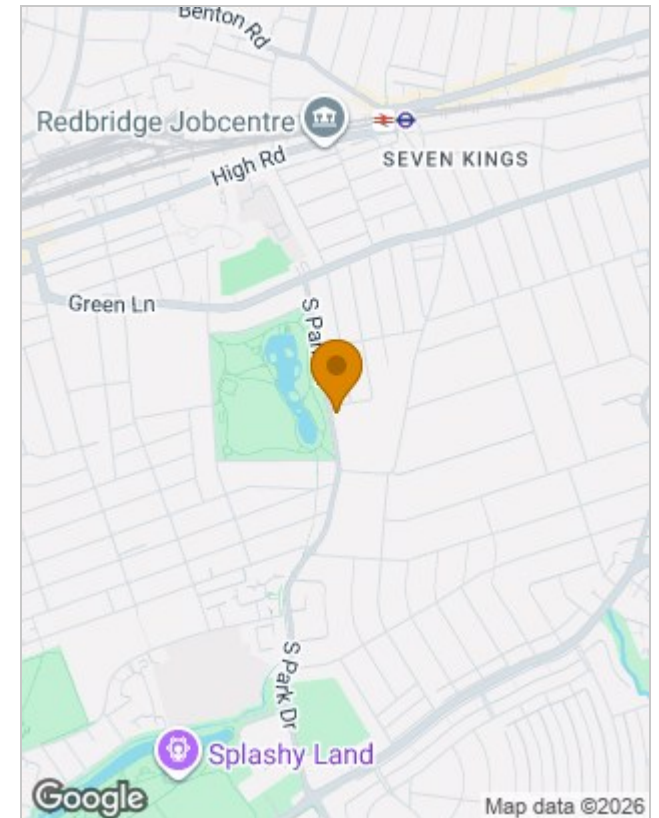




Floor Plans



Location Map



Energy Performance Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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.