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ESTATE AGENTS



Frimley Road, Ilford, IG3 9JJ

£1,650,000





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# Frimley Road

Ilford, IG3 9JJ

- EPC - TBC
- FOUR BATHROOMS
- GREAT LOCATION FOR SCHOOL AND LOCAL AMENITIES
- GARAGE AND WORKSHOP
- SIX BEDROOM
- WC
- SEVEN KINGS ELIZABETH LINE STATION
- VERY LARGE GARDEN

Nestled on Frimley Road in the vibrant area of Ilford, this remarkable detached bungalow presents a unique opportunity for those seeking a spacious family home. Boasting an impressive six bedrooms, this property is designed to accommodate the needs of a growing family or those who enjoy hosting guests. With two generous reception rooms, there is ample space for relaxation and entertainment, making it perfect for family gatherings or social events.

The property features four well-appointed bathrooms, ensuring convenience for all residents and visitors. Additionally, an extra WC adds to the practicality of this home. The expansive garden is a true highlight, providing a serene outdoor space for children to play, family barbecues, or simply enjoying the fresh air.

For car enthusiasts, the detached garage offers the perfect solution, with enough room to securely house multiple vehicles, protecting them from the unpredictable English weather. A workshop is also included, catering to those with hobbies or DIY projects in mind.

This property sits on one of the largest plots in the IG3 area, presenting a rare chance to own a home with such potential. It is an incredible opportunity for families who cherish togetherness, love to entertain, and appreciate the beauty of outdoor living. Do not let this exceptional property slip away; it truly is a once-in-a-lifetime chance to create lasting memories in a wonderful home.



ENTRANCE HALL	15'9" x 8'4" (4.81m x 2.55m)
RECEPTION ROOM	20'2" x 20'1" (6.15m x 6.13m)
BEDROOM (opposite reception room)	17'1" into bay x 10'7" (5.22m into bay x 3.24m)
BEDROOM (opposite WC)	12'8" x 11'9" (3.88m x 3.60m)
GROUND FLOOR WC	6'9" x 5'10" (2.08m x 1.80m)
KITCHEN	19'6" max x 11'10" max (5.95m max x 3.61m max)
UTILITY	15'10" x 6'9" (4.83m x 2.07m)
STAIRS TO FIRST FLOOR	
MASTER BEDROOM	24'5" into bay x 22'2" (7.46m into bay x 6.76m )
BATHROOM	9'6" x 7'2" (2.90m x 2.19m)
BEDROOM	24'6" into dormer to into wardrobe x 18'7" max (7.49m into dormer to into wardrobe x 5.67m max)



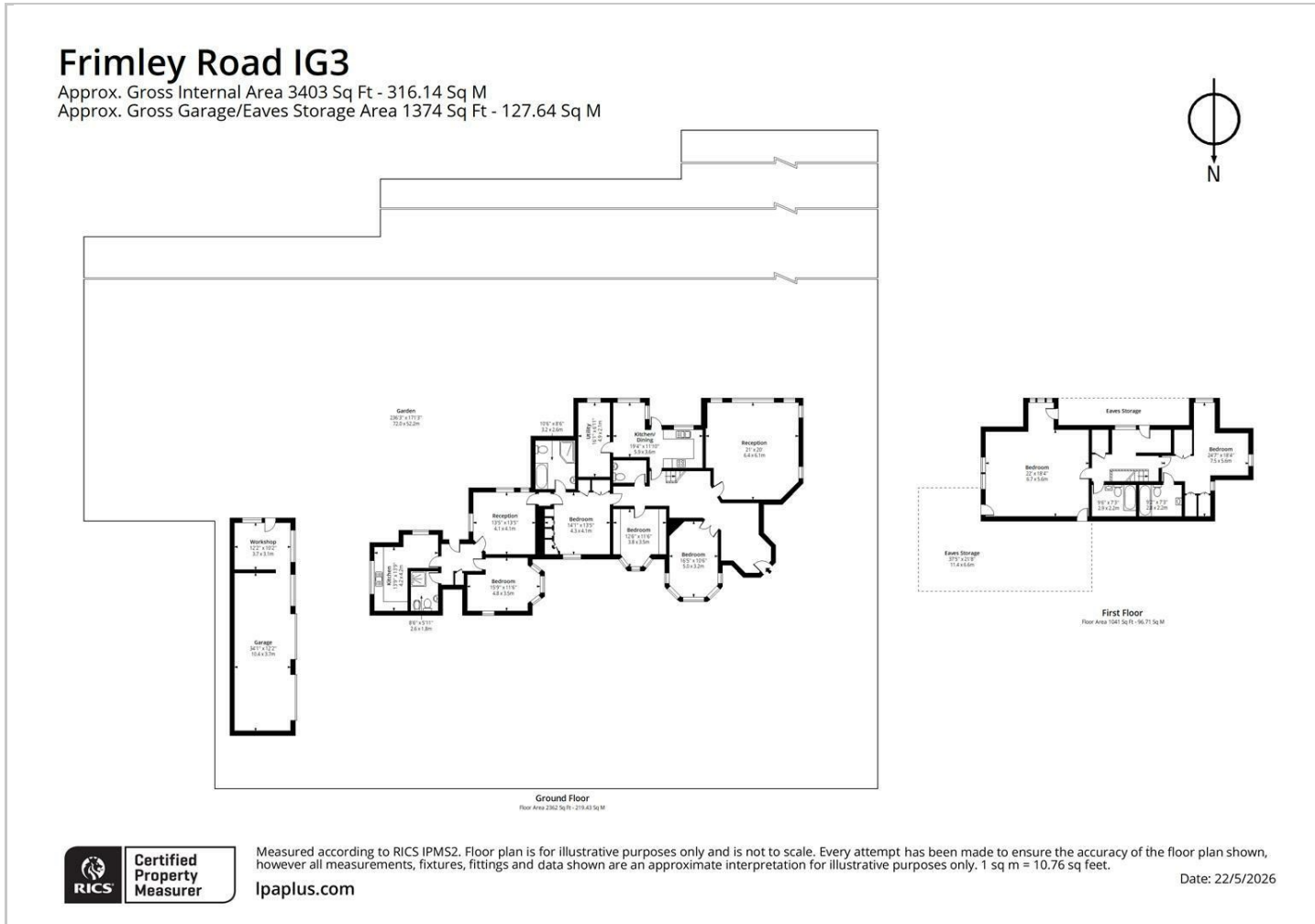
EN-SUITE 9'3" x 7'2" (2.84m x 2.19m)  
ATTACHED ANNEX  
ENTRANCE HALL  
KITCHEN 16'4" max x 13'6" (4.99m max x 4.14m)  
SHOWER ROOM 8'7" x 5'11" (2.62m x 1.82m)  
BEDROOM 16'2" into bay x 11'2" (4.95m into bay x 3.41m)  
RECEPTION ROOM 13'10" x 13'6" (4.23m x 4.12m)  
BEDROOM  
16'4" into wardrobe x 14'1" (4.99m into wardrobe x 4.31m)  
EN-SUITE 9'10" x 8'5" (3.00m x 2.58m)  
GARAGE AND WORKSHOP  
33'11" x 19'7" + 19'8" x 10'5" (10.36m x 5.98m + 6.01m x 3.18m)  
EXTERIOR  
AGENTS NOTE

Directions





## Floor Plans

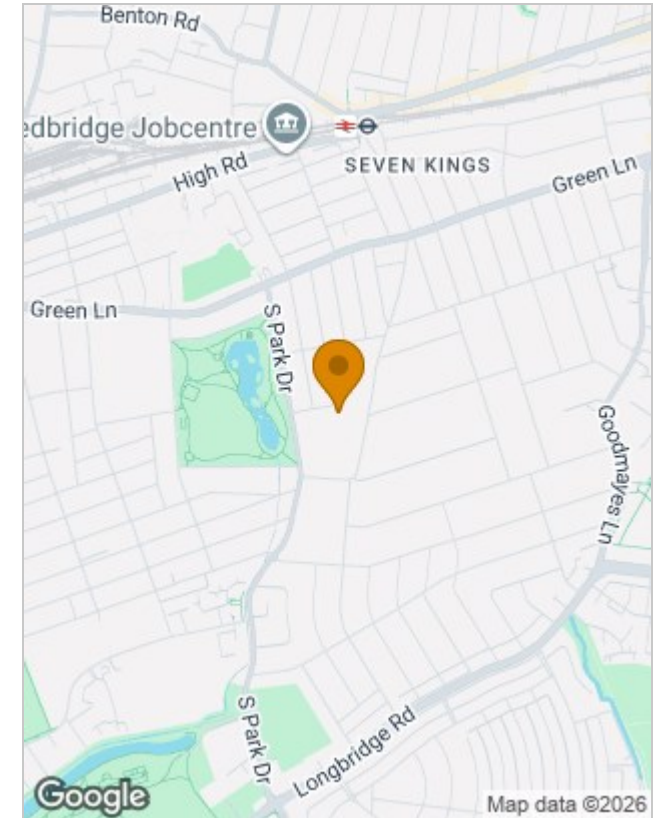


## Viewing

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.

353 Green Lane, Seven Kings, Essex, IG3 9TH  
 Tel: 020 8597 7372 Email: sevenkings@sandradavidson.com <https://www.sandradavidson.com>

## Location Map



## Energy Performance Graph

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

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.