



## Westwood Road

Ilford, IG3 8SB

Offers In Excess Of £500,000



Nestled on the charming Westwood Road in Ilford, this delightful mid-terrace house offers a perfect blend of comfort and convenience. With a generous living space of 1,270 square feet, this property, built in 1900, boasts three well-proportioned bedrooms, making it an ideal family home or a lucrative buy-to-let investment.

Upon entering, you are greeted by two inviting reception rooms that provide ample space for relaxation and entertaining. The fitted kitchen is both functional and stylish, catering to all your culinary needs. A convenient ground floor shower room adds to the practicality of the home, ensuring that family life runs smoothly.

One of the standout features of this property is the spacious conservatory, which floods the home with natural light and offers a seamless transition to the large rear garden. This outdoor space is perfect for family gatherings, gardening enthusiasts, or simply enjoying a quiet afternoon in the sun.

Parking is a breeze with space for two vehicles, and the property benefits from easy access to the bustling High Road and Goodmayes station, making commuting and local amenities readily accessible.



## Hallway

Reception Room 14'4 x 11'8 (4.37m x 3.56m)

Dining Room 11'1 x 9'7 (3.38m x 2.92m)

Kitchen 12'3 x 8'1 (3.73m x 2.46m)

Shower Room 12'0 x 4'0 (3.66m x 1.22m)

Conservatory 14'0 x 13'0 (4.27m x 3.96m)

Bedroom One 14'6 x 14'10 (4.42m x 4.52m)

Bedroom Two 11'2 x 9'7 (3.40m x 2.92m)

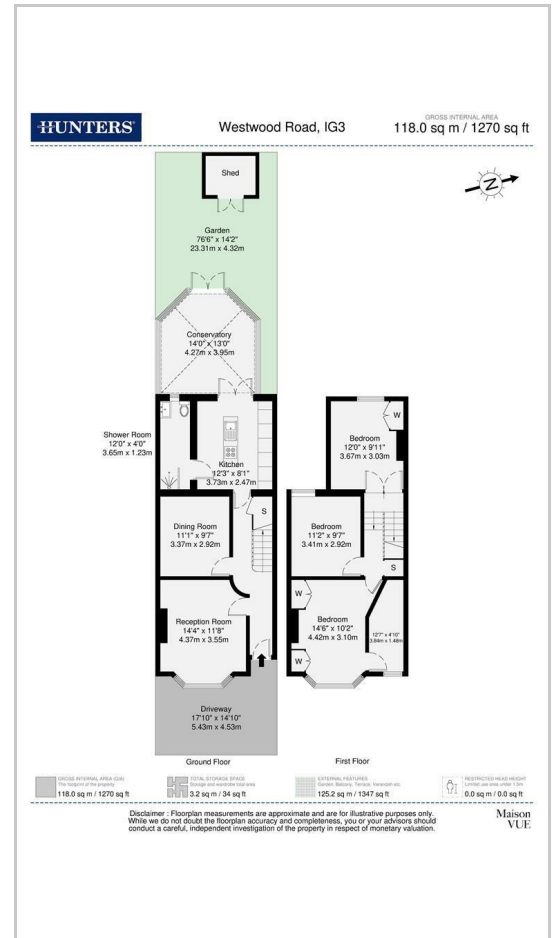
Bedroom Three 12'0 x 9'11 (3.66m x 3.02m)

Garden 76'6 (23.32m)

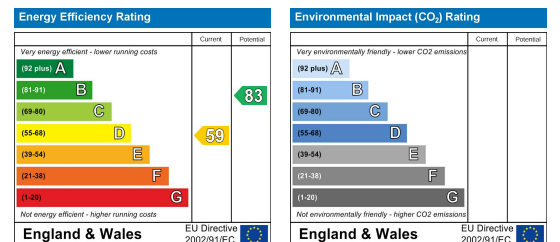
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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