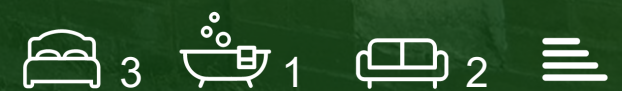




Mortlake Road, Ilford, IG1 2TF

£2,300 Per Month





£2,300 Per Month

Mortlake Road

Iford, IG1 2TF

- EPC C
- Two reception rooms
- Bathroom
- Close to local amenities
- Three bedrooms
- Kitchen
- Available now

Nestled on the charming Mortlake Road in Iford, this delightful house presents an excellent opportunity for families and individuals alike. With three well-proportioned bedrooms, this property offers ample space for comfortable living. The two inviting reception rooms provide versatile areas that can be tailored to your needs, whether for entertaining guests or enjoying quiet evenings at home.

The house features a well-appointed bathroom, ensuring convenience for all residents. The layout is designed to maximise both space and light, creating a warm and welcoming atmosphere throughout.

Situated in a vibrant community, this property benefits from easy access to local amenities, schools, and transport links, making it an ideal choice for those seeking a balance of tranquillity and convenience.

This home is perfect for anyone looking to settle in a friendly neighbourhood while enjoying the comforts of a well-designed living space. Don't miss the chance to make this lovely house your new home.



ENTRANCE

RECEPTION ONE 11'4" x 10'8" (3.46m x 3.26m)

RECEPTION TWO 13'10" x 9'8" (4.23m x 2.96m)

KITCHEN 8'2" x 6'9" (2.50m x 2.07m)

STAIRS TO FIRST FLOOR

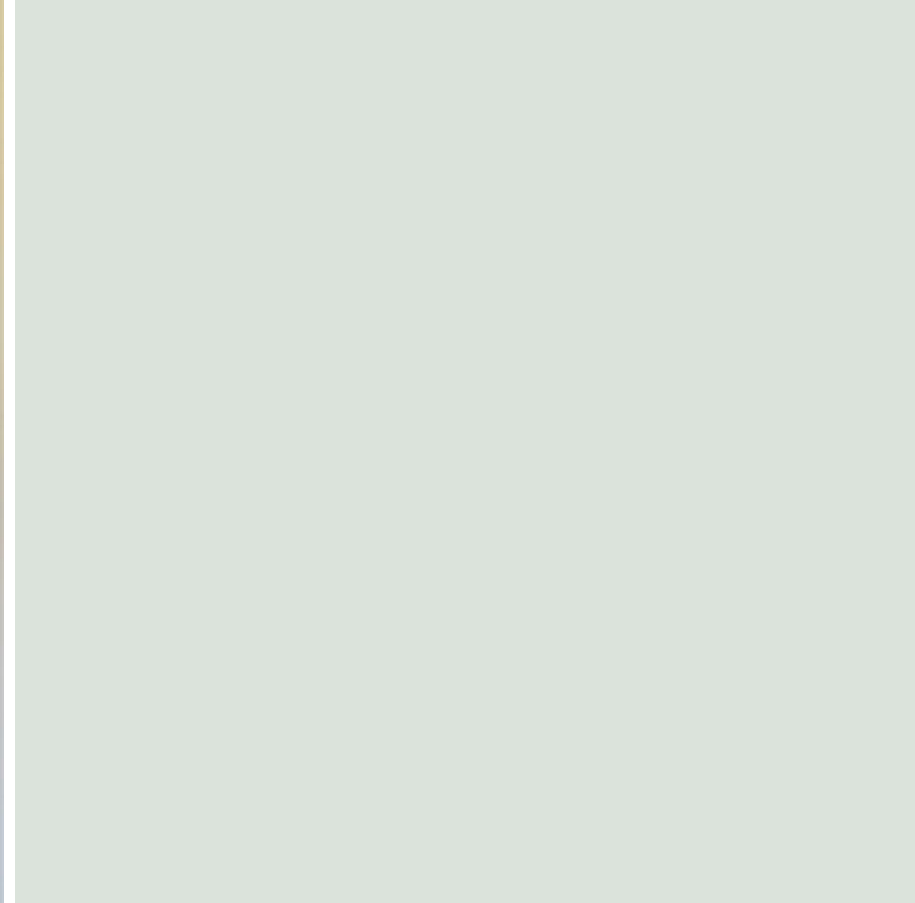
BEDROOM ONE 10'8" x 10'6" (3.26m x 3.21m)

BEDROOM TWO 11'5" x 10'2" (3.48m x 3.11m)

BEDROOM THREE 7'8" x 6'0" (2.35m x 1.84m)

BATHROOM 6'2" x 6'2" (1.89m x 1.89m)

AGENTS NOTE

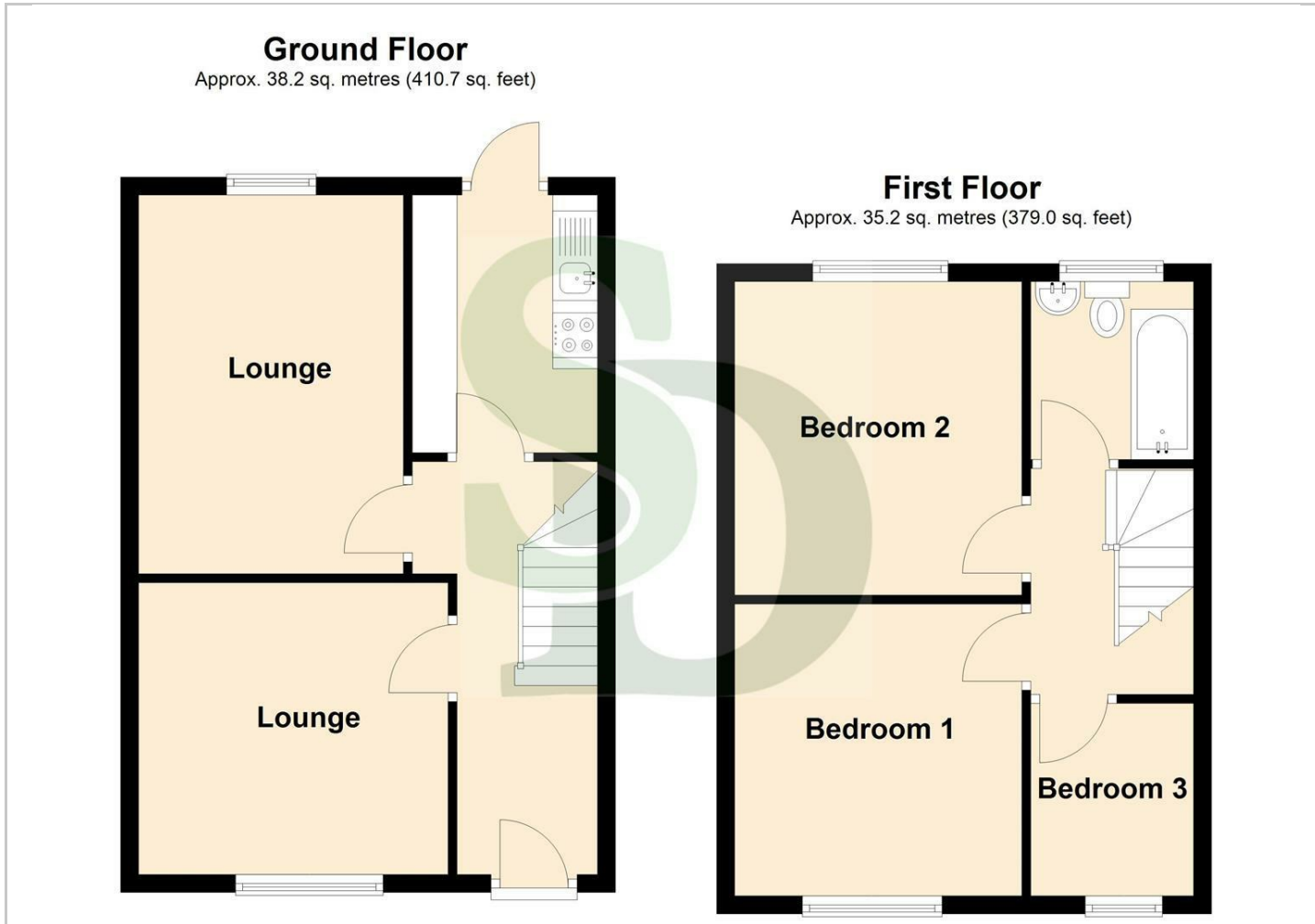


Directions





Floor Plans



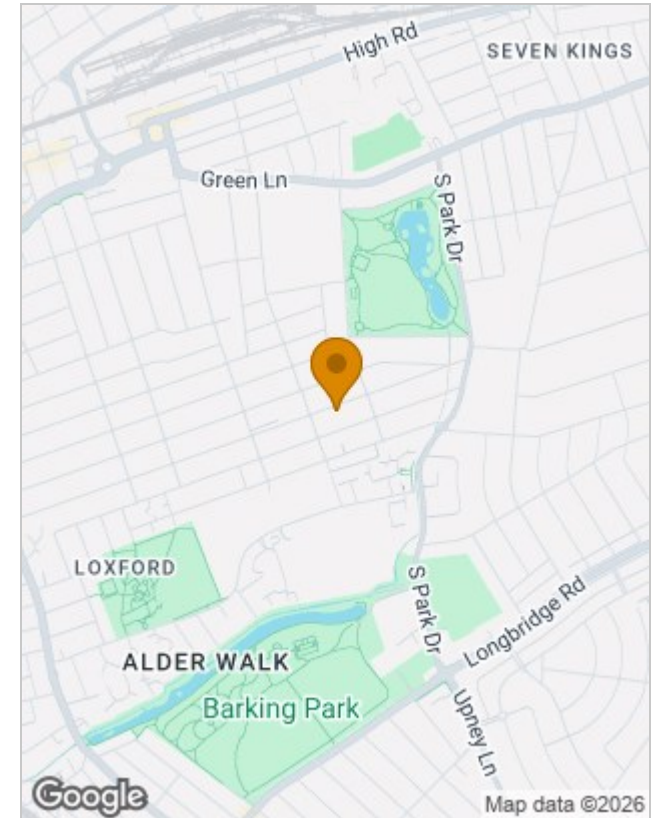
Viewing

Please contact our Redbridge Lettings Office on 020 8551 0211 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.

10 Roding Lane South, Essex, IG4 5NX
Tel: 020 8551 0211 Email: redbridge@sandradavidson.com <https://www.sandradavidson.com>

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	