



Guildford Road, Ilford, IG3 9YD

Offers In Excess Of £485,000





Guildford Road

Ilford, IG3 9YD

- EPC - D
- GROUND FLOOR BATHROOM
- POTENATIAL FOR DRIVEWAY
- DOUBLE GLAZED WINDOWS
- GREAT CONDITION PROPERTY
- FOUR BEDROOM HOUSE
- EXTENDED TO THE GROUND FLOOR
- GAS CENTRAL HEATING
- GREAT LOCATION FOR SCHOOLS AND TRANSPORT LINKS
- CLOSE TO LOCAL AMENITIES

CHAIN FREE

Nestled on the charming Guildford Road in Ilford, this delightful terraced house presents an excellent opportunity for families and professionals alike. With four spacious bedrooms, this property offers ample room for comfortable living and personal space. The two inviting reception rooms provide versatile areas that can be tailored to your needs, whether for entertaining guests or enjoying quiet family time.

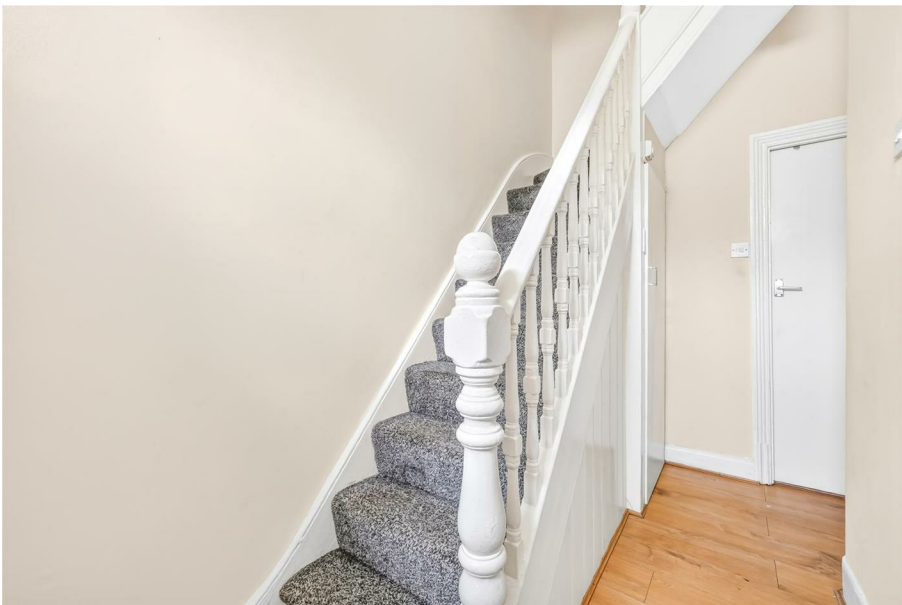
The house features a well-appointed bathroom, ensuring convenience for all residents. The layout is designed to maximise space and light, creating a warm and welcoming atmosphere throughout.

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

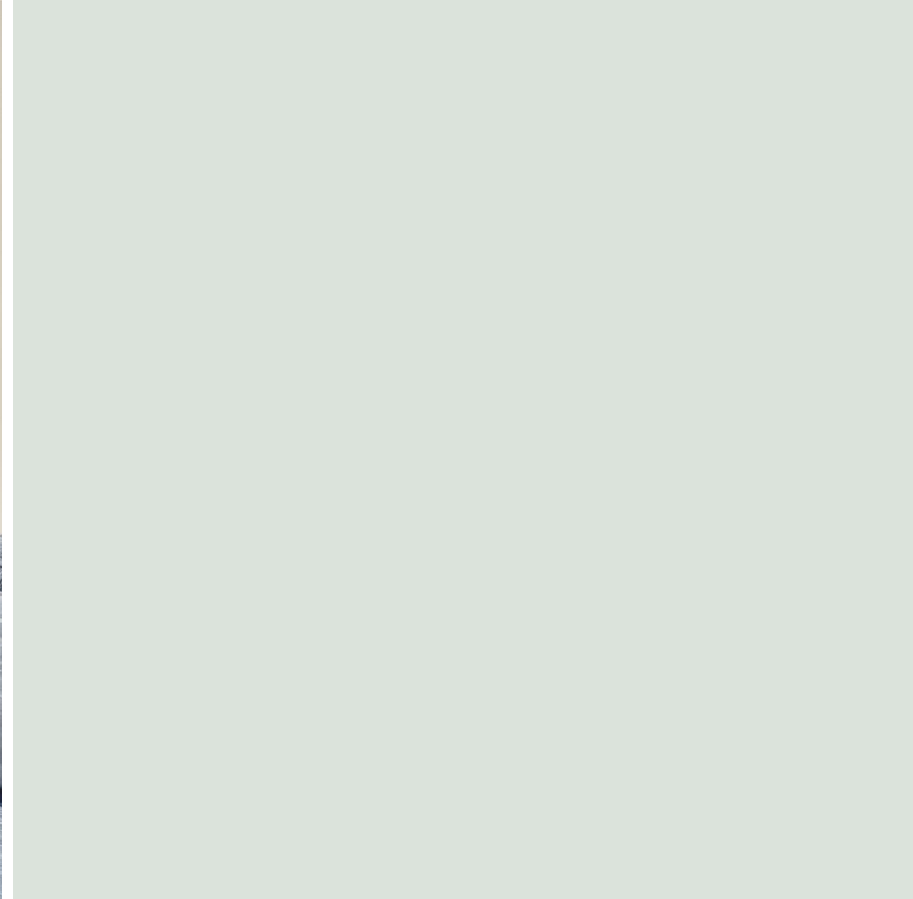
This property is a wonderful blend of space, functionality, and location, making it a perfect place to call home. Don't miss the chance to view this charming terraced house on Guildford Road.



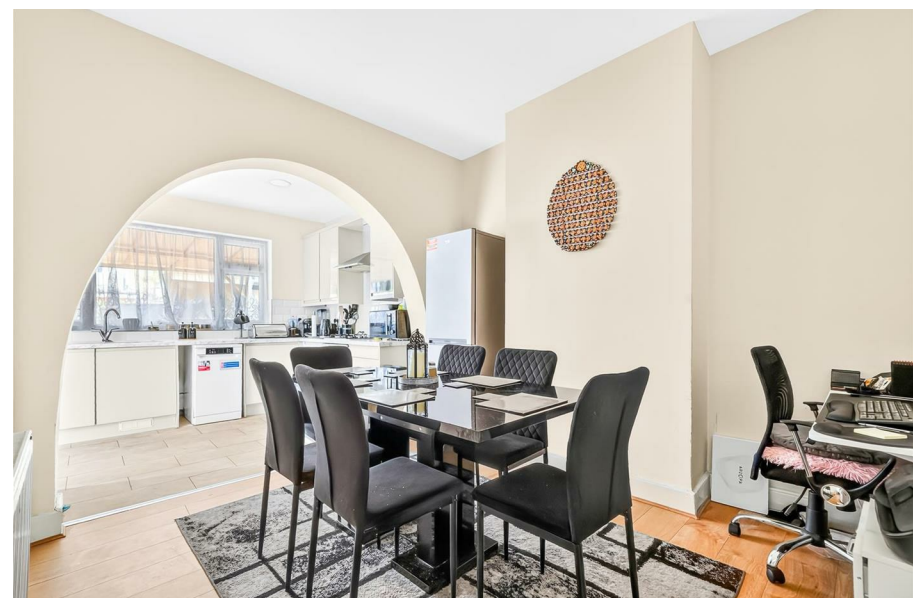
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ENTRANCE	
RECEPTION ONE	13'4" into bay x 11'11" (4.08m into bay x 3.64m)
RECEPTION TWO/DINING ROOM	11'0" x 9'10" (3.37m x 3.01m)
KITCHEN	12'6" x 7'10" (3.82m x 2.40m)
GROUND FLOOR BATHROOM	7'8" x 6'9" (2.36m x 2.08m)
STAIRS TO FIRST FLOOR	
BEDROOM ONE	10'11" x 10'6" (3.34m x 3.22m)
BEDROOM TWO	11'0" x 9'7" (3.37m x 2.94m)
BEDROOM THREE	7'10" x 7'3" (2.41m x 2.21m)
BEDROOM FOUR	8'1" x 6'4" (2.47m x 1.95m)
EXTERIOR	
AGENTS NOTE	

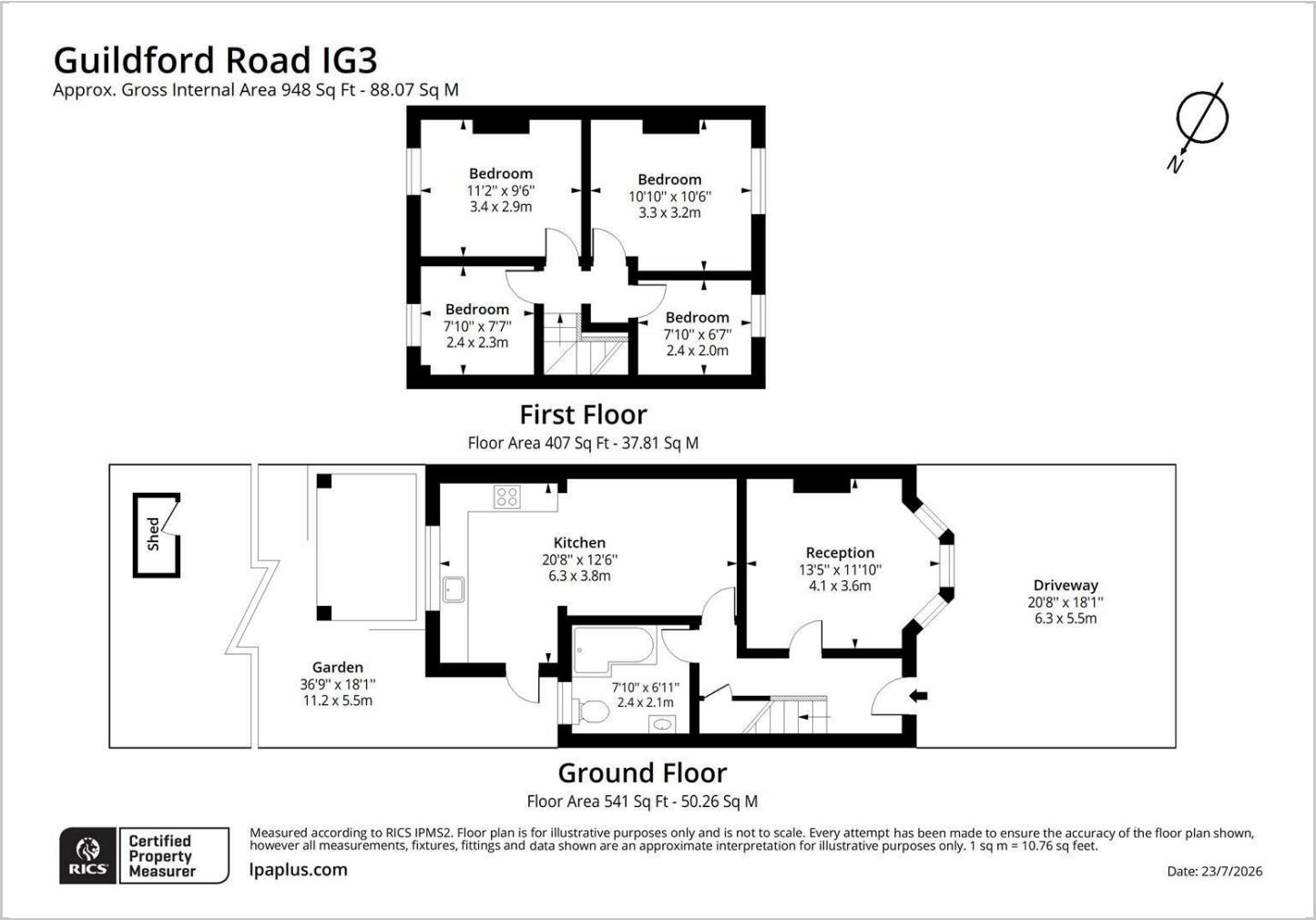


[Directions](#)

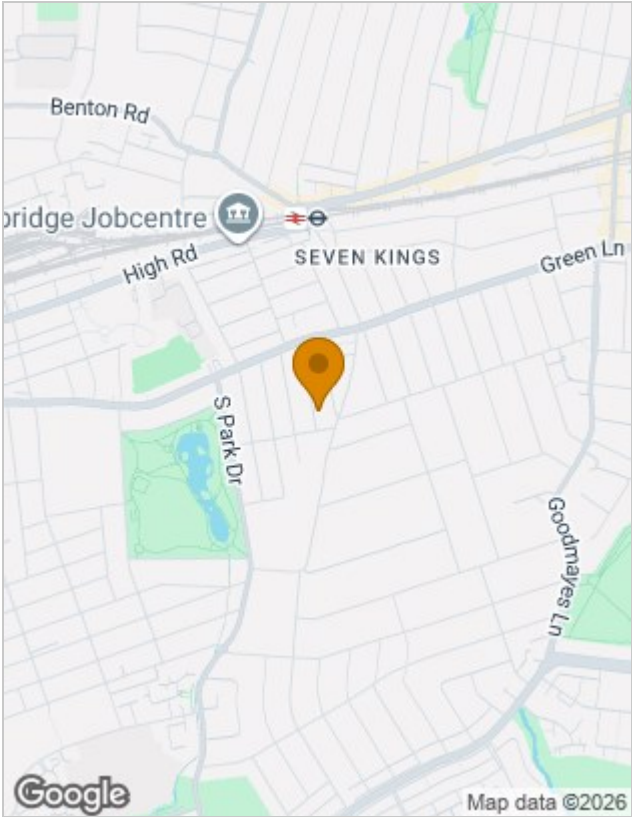




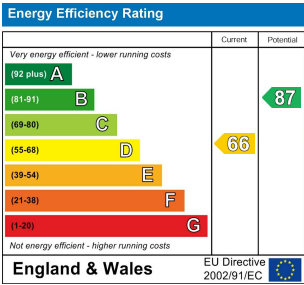
Floor Plans



Location Map



Energy Performance Graph



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.