PROFESSIONALS IN PROPERTY SINCE 1880

mcdowalls

54/56 Barking Road
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143 Green Lane, Ilford, IG1 1XW

Asking price £399,999

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*** EARLY VIEWINGS RECOMMENDED ***

McDowalls are excited to present this freshly decorated 2 bedroom home to the sales market. Situated between Ilford and Seven Kings, this home features two upstairs double bedrooms, a large lounge (Could be used as a 3rd bedroom), separate dining area, fitted kitchen, full sized 1st floor bathroom and a large garden to the rear.

Local transport and amenities close by!

TENURE - Freehold
PARKING - Off Street Parking For One Car
LOCAL AUTHORITY - London Borough of Redbridge
COUNCIL TAX - C (£1946 PA)
EPC - Band D
WATER / SEWAGE - Mains
GAS - Mains
ELECTRIC - Mains

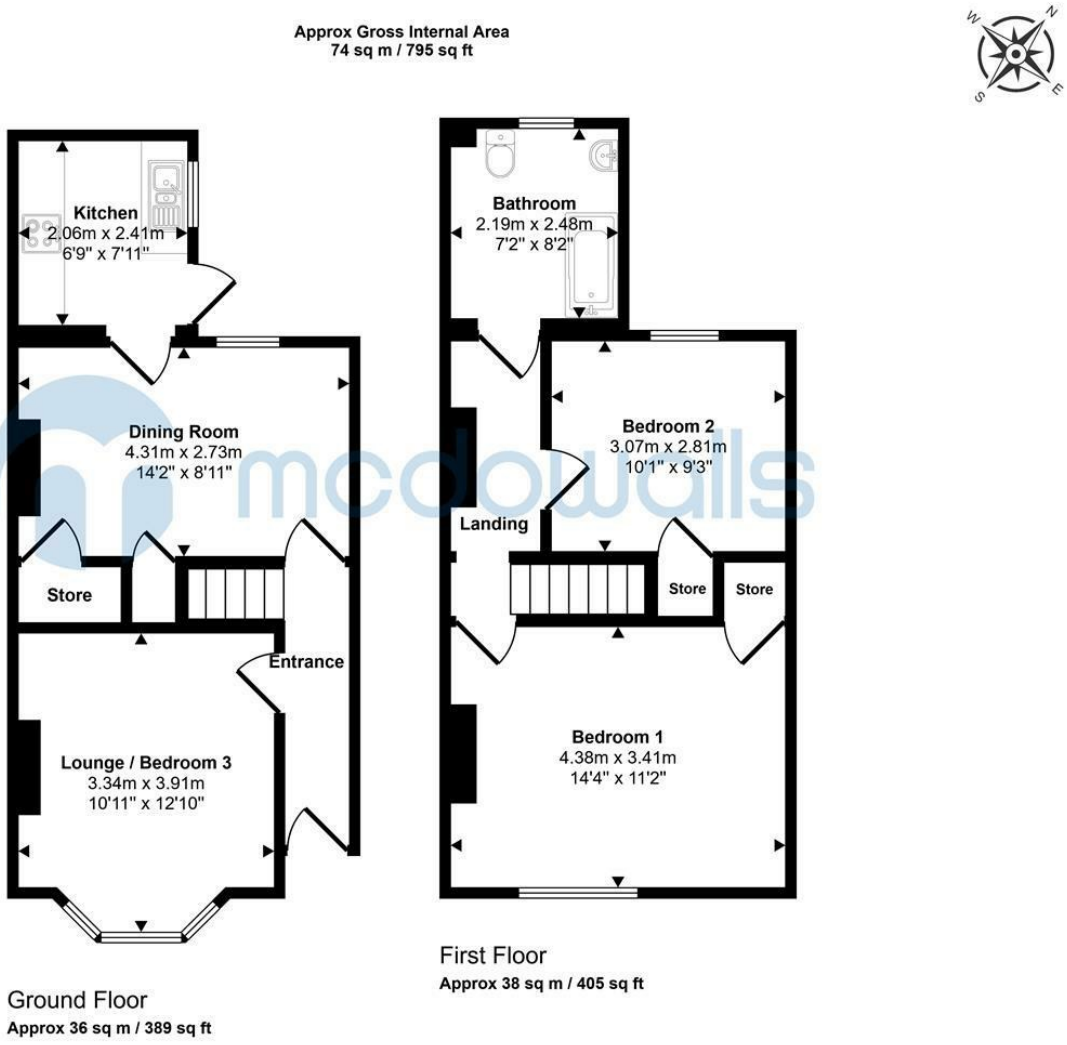
Important Note
1. These particulars are prepared for guidance purposes only. They are intended to give a fair description of the property, but do not constitute part of an offer or contract.

2. We have been unable to verify certain information in particular none of the services or fixtures and fittings including central heating (where applicable). Electrical wiring appliances have not been tested and no warranties of any kind can be given.

3. The photograph appearing on particulars shows a certain aspect of the property at the time when the photograph was taken and it should not be assumed that the property has not changed since the photograph was taken.

4. All floor plan measurements are approximate and for illustration purposes only.

5. No enquiries have been made to the local authority with regards to planning consent, applications or notices.



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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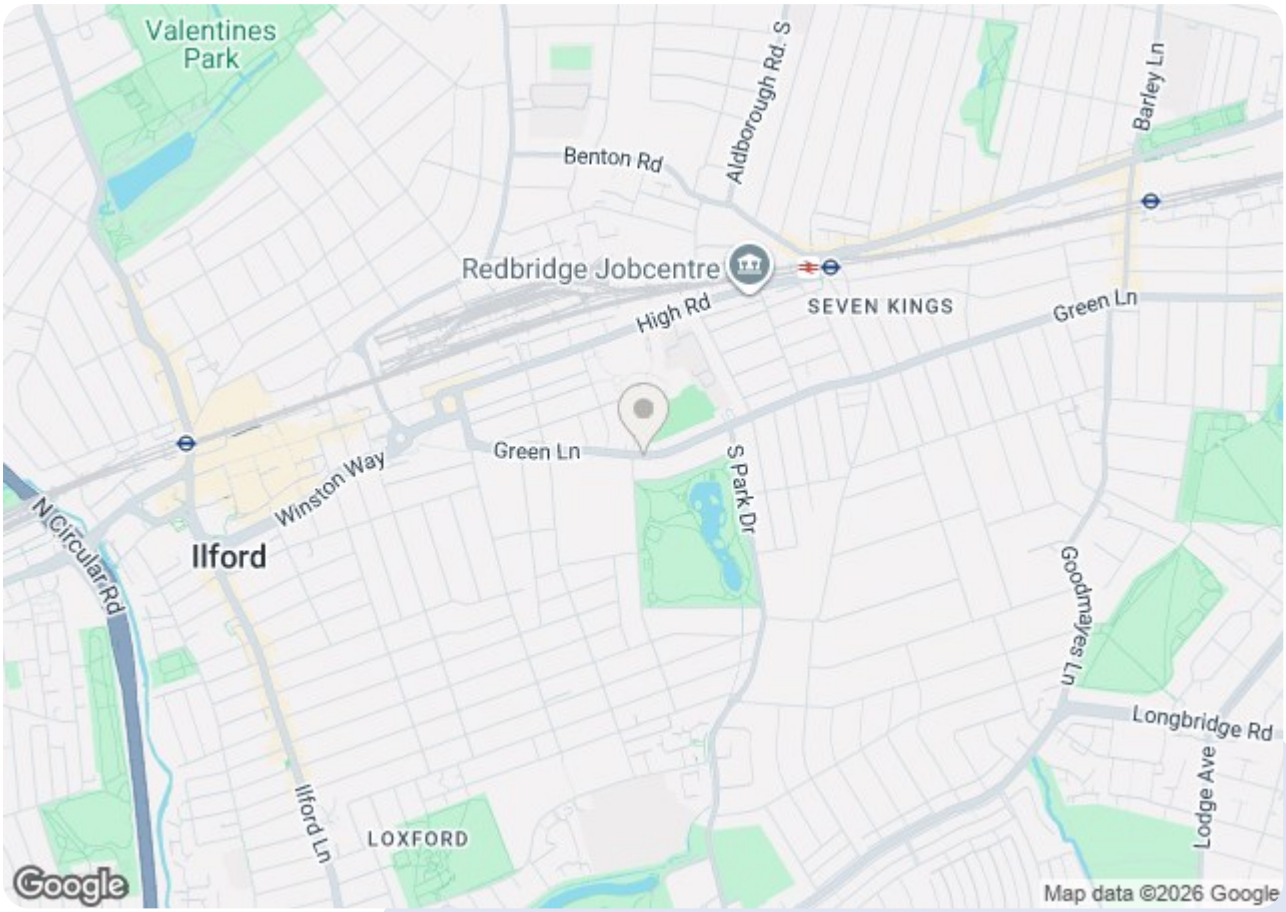

Energy Efficiency Rating

	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	

Environmental Impact (CO_2) Rating

	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
England & Wales	EU Directive 2002/91/EC	

RICS

McDowalls Surveyors Limited is a Limited Company registered in England under number 07441868
Its registered office is at Faulkner House, Victoria Street, St Albans, Herts. AL1 3SE

VAT Reg. No. 102198152 Regulated by RICS