



ICKNIELD DRIVE, ILFORD

Offers In Excess Of £575,000 Freehold

3 Bed House



Features:

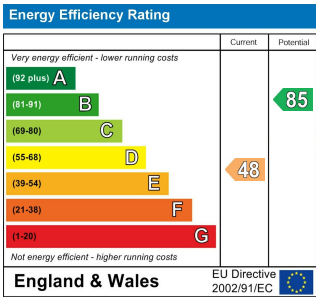
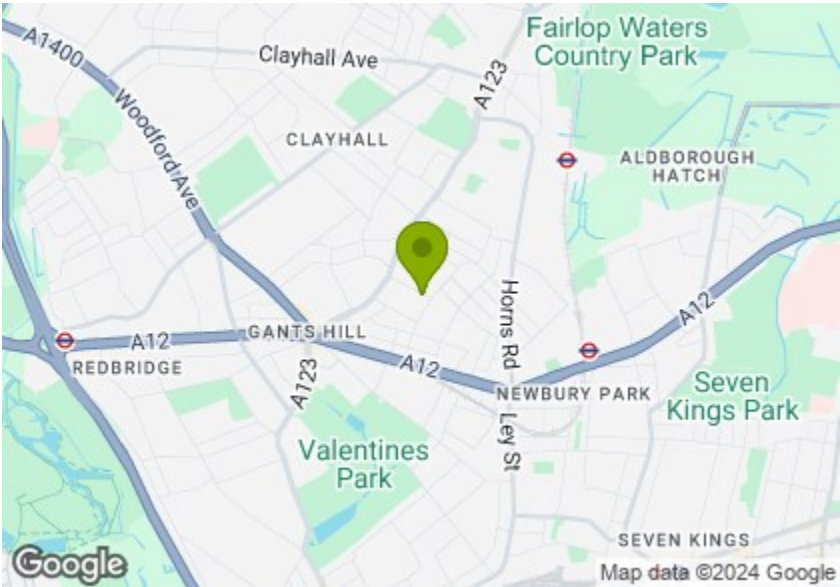
- Three Bedroom House
- Double Reception Room
- Beautifully Presented
- Landscaped South-West Facing Garden
- Driveway for Two Cars
- Potential for Development (STP)
- Bright & Airy Space
- 12min Walk to Gants Hill Station
- Close to Valentines Park
- Fantastic Selection of Schools Nearby

An elegantly appointed, naturally bright and impressively spacious three bedroom family terrace, bursting with sleek designer charm across all 950 square feet. You have a huge garden to the rear and Valentine Park just a half mile away on foot.

There's scope for further development here too, you could potentially follow your neighbours' lead and develop the loft into your own whole new storey (subject to the usual permissions).

REQUEST A VIEWING

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IF YOU LIVED HERE...

Your dual aspect, 300 square foot through lounge will be the impeccable heart of your new home. Smooth ash blonde herringbone hardwood runs underfoot, with floating designer storage down one wall, a statement smoky grey tiled TV surround and plenty of natural light. Double patio doors to the rear lead out to your garden, with a patio giving way to a sizeable lawn, flanked by timber fencing and ending in a handy shed.

Back inside your kitchen's a pristine and sleek affair, with banks of seamless white cabinetry, home to a full suite of integrated appliances below smooth, smoky grey worktops. Upstairs, and your principal bedroom to the front is suitably stylish with soft grey carpet underfoot and an aquamarine statement wall opposite bespoke floor to ceiling integrated storage. Another double and a generous single complete the sleeping arrangements, while your family bathroom's a stylish boutique delight with walk in rainfall shower cubicle.

Outside and the 130 acre Valentines Park is just a half mile on foot. Dating back to 1696 and home to endless rolling greenery, a boating lake, tennis courts, playgrounds, basketball courts and the Gardeners Cottage Cafe, it's ideal for fitness goals, morning jogs and evening strolls. Perfect summer afternoons right on your doorstep. Whenever you need to venture further afield Gants Hill tube is just a half mile on foot for the Central line and direct twenty minute connections to Liverpool Street.

WHAT ELSE?

- You have a total of four 'Outstanding' primary/secondary schools all within an easy twenty minute walk. The 'Outstanding' Gearies primary is just six minutes' walk.
- Your driveway has space for two cars, and drivers can be on the arterial North Circular in less than ten minutes.
- Date night? The critically acclaimed Mezbani restaurant is just moments away at the end of your road.



A WORD FROM THE OWNER...

"We've cherished our time in this lovely three-bedroom home, which has been our cozy haven amidst the vibrant hustle and bustle of the area. The convenience and energy of the neighborhood have been wonderful, offering everything we needed close at hand. Now, as we look forward to a new chapter, we're excited to move to a greener area where we can enjoy a more serene environment as a family. We hope the next owners will love this home as much as we have."

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**Reception Room**

13'7" x 23'3"

**Kitchen**

7'7" x 8'5"

**Bedroom**

11'7" x 12'1"

**Bedroom**

11'6" x 10'9"



**Bedroom**

7'6" x 7'5"

**Shower Room**

7'6" x 5'4"



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