



Staines Road, ILFORD

Guide Price: £575,000 - £600,000. THIS PROPERTY TICKS ALL THE BOXES!! Take a look at this wonderful, period style, double bayed, brick fronted, four bedroom house which has been well maintained by its present owners. The many benefits include extensive double glazing, gas central heating, double bedroom with en-suite, three further bedrooms, first floor bathroom/WC, spacious through lounge, fitted kitchen diner and well kept garden with garden room. The property is conveniently located for the vibrant Ilford Lane with its independent shops, local bus routes, schools, parks, Barking town centre, Ilford town centre and mainline station. An early viewing is essential to avoid disappointment!

Guide Price £575,000

- FOUR BEDROOMS
- TWO BATHROOMS
- OUTBUILDING
- EPC - C
- FREEHOLD
- COUNCIL TAX - BAND C

GROUND FLOOR

ENTRANCE

Via main front door to hallway.

LOUNGE/DINER

Double glazed bay window to front, laminate style flooring, radiator, under stairs storage cupboard, door to ground floor WC.



GROUND FLOOR WC

Part tiled walls, low flush WC, wash basin.



KITCHEN

Double glazed window to rear, skylight window, range of eye and base units with wood style worktops, stainless steel sink and drainer with mixer tap, tiled splashbacks, electric oven, gas hob, extractor hood, integrated microwave, double glazed double doors to garden.



FIRST FLOOR

BEDROOM ONE

Double glazed bay window and further double glazed window to front, radiator.



BEDROOM TWO

Double glazed window to rear, radiator.



FIRST FLOOR BATHROOM/WC

Double glazed opaque window to rear, radiator, panelled bath with shower and screen, low flush WC, wash basin, plumbing for washing machine.



SECOND FLOOR

BEDROOM THREE

Two skylight windows to front, radiator, fitted wardrobes, storage to eaves.



EN-SUITE SHOWER/WC

Double glazed opaque window to rear, part tiled walls, shower cubicle, low flush WC, wash basin.



BEDROOM FOUR

Double glazed window to rear.



EXTERIOR

FRONT GARDEN

Gate and path, mature shrub borders.

REAR GARDEN

Patio area, remainder to lawn, path to outbuilding.



OUTBUILDING

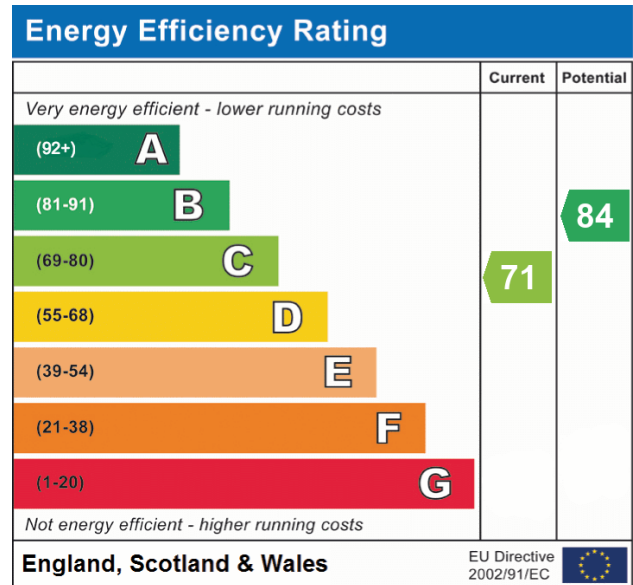
Double glazed window, power and lighting, double glazed door to garden.



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EPC



What's Next?

If you would like to view or make an offer please contact Payne & Co on 020 8518 3000

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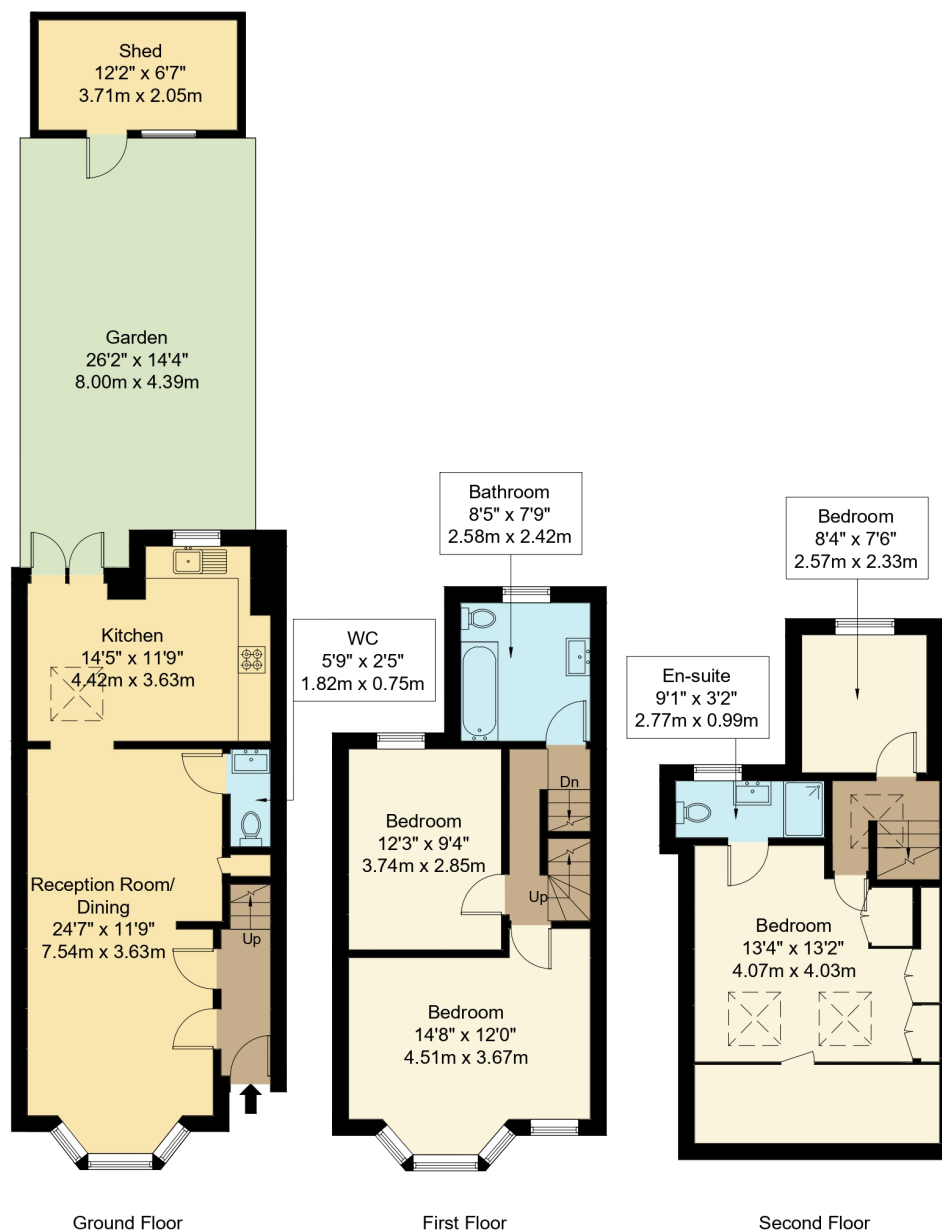
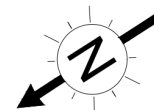
Approx Gross Internal Area = 116.09 sq m / 1249 sq ft

Garden = 33.50 sq m / 360 sq ft

Shed = 7.61 sq m / 81 sq ft

Eaves Storage = 6.72 sq m / 72 sq ft

Total = 163.92 sq m / 1764 sq ft



Ref :

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