



Green Lane, ILFORD

£370,000

CASH BUYERS AND INVESTORS ONLY!! This terraced house benefits from double glazing, two receptions, kitchen, ground floor bathroom/WC, three good size first floor bedrooms and is conveniently located for major bus routes to Seven Kings and Ilford mainline stations, both with Elizabeth Line transport links. This property is subject to a regulated tenancy of £100 per week so this would only be suitable for a cash buyer. Please call our Ilford sales team for more information.

- CASH BUYERS ONLY
- THREE BEDROOMS
- GROUND FLOOR BATHROOM
- FREEHOLD
- COUNCIL TAX - BAND C
- EPC - G

GROUND FLOOR

ENTRANCE

Via double glazed opaque front door to hallway.

HALLWAY

Stairs to first floor.

RECEPTION ONE

10' 9" x 13' 6" to bay (3.28m x 4.11m)

Double glazed bay window to front, power points.



RECEPTION TWO

9' 9" to chimney breast x 10' 11" (2.97m x 3.33m)

Double glazed picture and casement window to rear, power points.



KITCHEN

7' 6" x 8' 5" (2.29m x 2.57m)

Double glazed picture and casement window to side, range of eye and base units, electric cooker point, ceramic sink with single drainer, door to ground floor bathroom, double glazed door to garden.



GROUND FLOOR BATHROOM

Double glazed opaque picture and casement window to rear, hand wash basin, panelled bath, door to WC.

GROUND FLOOR WC

Double glazed opaque picture and casement window to side, low level flush WC.

FIRST FLOOR

BEDROOM ONE

13' 3" x 13' 5" (4.04m x 4.09m)

Double glazed bay window and double glazed picture and casement window to front, power points.



BEDROOM TWO

8' 9" to alcove x 11' (2.67m x 3.35m)

Double glazed picture and casement window to rear, power points, cupboard.



BEDROOM THREE

8' 6" to alcove x 11' 6" (2.59m x 3.51m)

Double glazed picture and casement window to rear, power points.

EXTERIOR

REAR GARDEN

In excess of 60', mainly laid to lawn.



What's Next?

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

Disclaimer

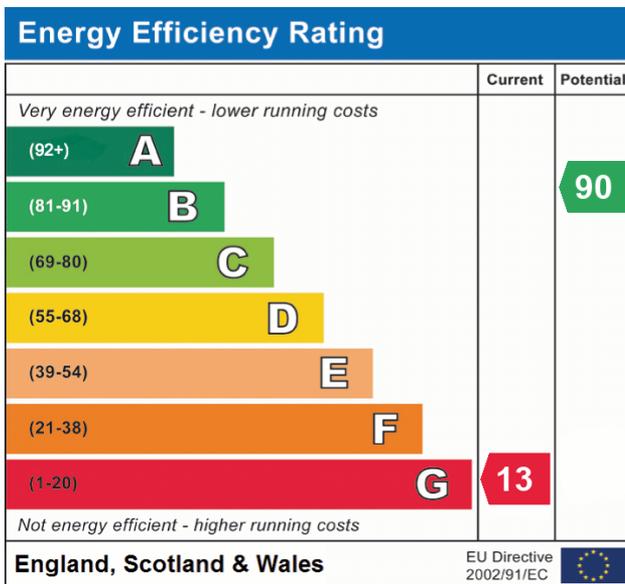
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AGENTS NOTE

Our established contacts mean that we are able to recommend professional local conveyancers to buyers. If we do, we may receive a referral fee of up to £300 from the company we recommend.

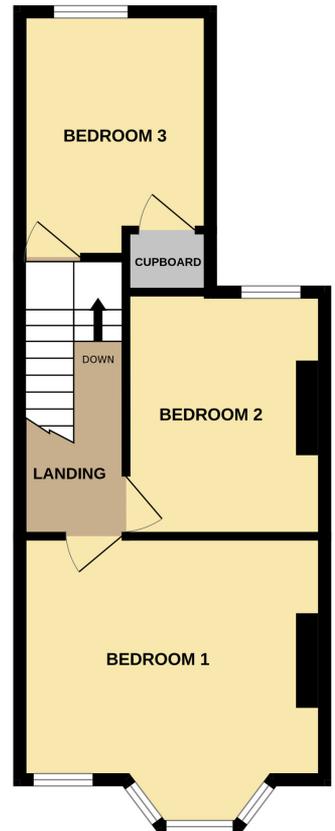
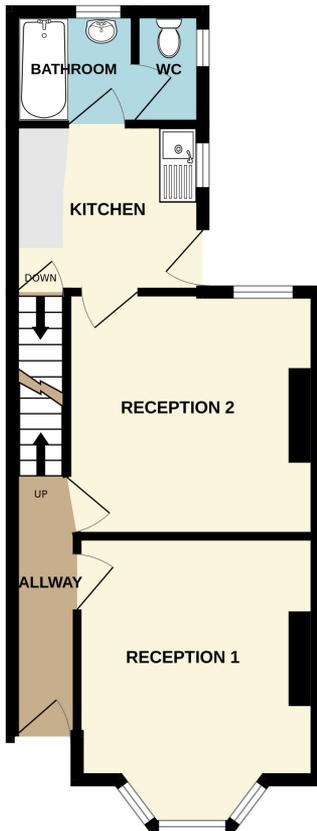
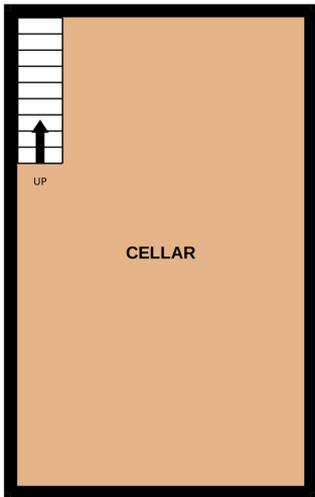
EPC



GROUND FLOOR
403 sq.ft. (37.5 sq.m.) approx.

1ST FLOOR
409 sq.ft. (38.0 sq.m.) approx.

CELLAR
291 sq.ft. (27.0 sq.m.) approx.



TOTAL FLOOR AREA : 1103 sq.ft. (102.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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