



Cecil Road, ILFORD

Guide Price £550,000 - £575,000. Payne & Co are pleased to offer for sale this terraced house situated off Ilford Lane, near local amenities. This property is a great opportunity for first-time buyers or investors. The house offers three bedrooms, two reception rooms, and two bathrooms. One bathroom is conveniently located on the ground floor as a shower room, while the other is on the first floor. The house features a well-equipped kitchen, which leads directly to the garden, perfect for alfresco dining or entertaining during the warmer months. The two reception rooms provide ample living space, with one boasting a bay window. Additional features include off-street parking with built in electric charging point, a utility room, and a basement, adding practicality to the property's charm. This lovely home is an ideal choice for those looking for a blend of comfort and convenience.

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- THREE BEDROOMS
- BASEMENT
- OUTBUILDING
- FREEHOLD
- COUNCIL TAX - BAND D
- EPC - C

GROUND FLOOR

ENTRANCE

Via main front door into porch, internal door to hallway.

HALLWAY

Radiator, stairs to first floor.



RECEPTION ONE

Double glazed bay window to front, radiator.



RECEPTION TWO

Double glazed window, radiator, door to ground floor shower/WC.



GROUND FLOOR SHOWER/WC

Double glazed window to rear, tiled floor and walls, low level WC, wash basin with mixer tap, shower area, door to utility room.



UTILITY ROOM

KITCHEN

Double glazed window to rear, tiled floor, radiator, range of eye and base units, tiled splashback, space for cooker, extractor hood, space for fridge freezer, plumbing for washing machine, door to garden.



BASEMENT

Concrete flooring.

FIRST FLOOR

BEDROOM ONE

Double glazed bay window to front, radiator, built-in cupboards.



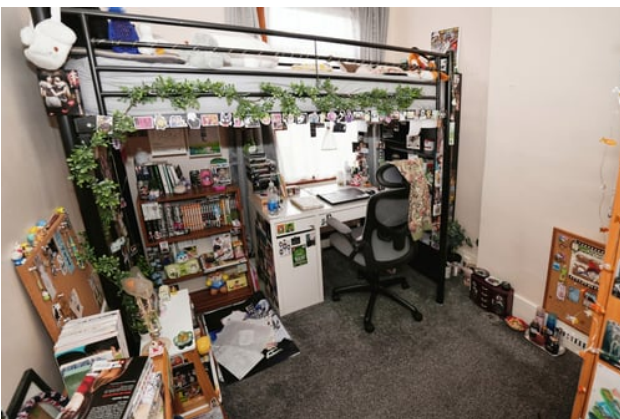
BEDROOM TWO

Double glazed window to rear, radiator.



BEDROOM THREE

Double glazed window to front, radiator.



FIRST FLOOR BATHROOM/WC

Double glazed window to rear, heated towel rail, laminate flooring, tiled walls, panelled bath with mixer tap, low level flush WC, bidet, extractor fan.



EXTERIOR

FRONT GARDEN

Brick paved.

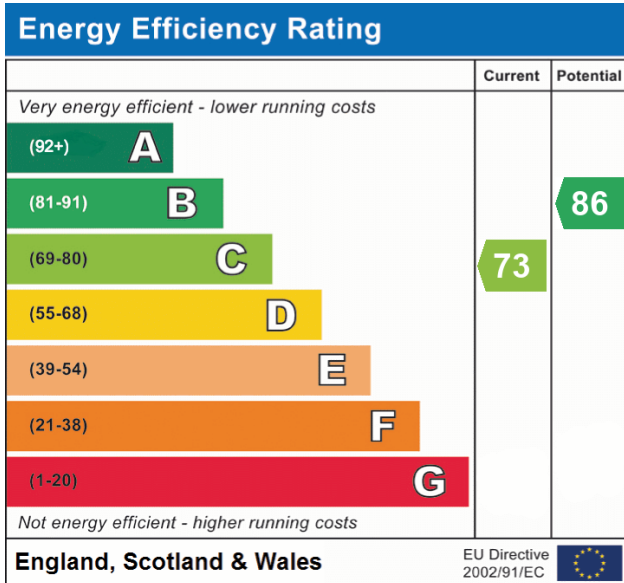
REAR GARDEN

Patio area, brick built outbuilding.



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

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