



**Price**  
**£640,000**

**Freehold**

3x  1x  1x 

**Preston Gardens, Ilford,  
Essex, IG1**

**OVER 60?**

Secure this property  
for up to **59% less!**

 **DOUGLAS  
ALLEN**  
Helping you move forwards





## Main features

- 3 bedroom terraced house
- Located just off of The Drive is this fabulous family home
- Close to Redbridge and Gants Hill Underground Station
- Potential to extend into the loft (STEP)
- Off street parking

## Accommodation

### GROUND FLOOR

Entrance Hall

Lounge: 15'2 x 14'2 (4.63m x 4.32m)

Dining Room : 13'10 x 11'0 (4.22m x 3.36m)

Kitchen: 10'1 x 8'5 (3.08m x 2.57m)

Conservatory: 17'1 x 9'8 (5.21m x 2.95m)

### FIRST FLOOR

Landing

Bedroom 1: 15'3 x 10'9 (4.65m x 3.28m)

Bedroom 2: 13'3 x 9'8 (4.04m x 2.95m)

Bedroom 3: 7'7 x 7'6 (2.31m x 2.29m)

Bathroom

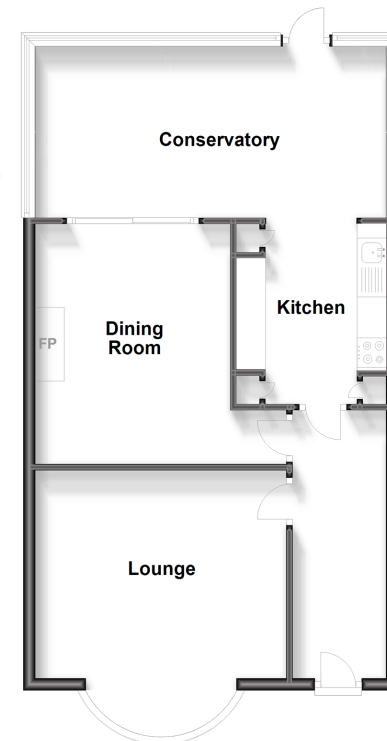
### OUTSIDE

Rear Garden

Off Street Parking

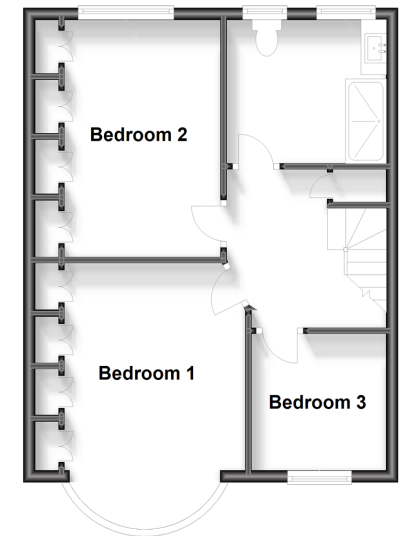
### Ground Floor

Approx. 65.1 sq. metres (700.4 sq. feet)



### First Floor

Approx. 46.6 sq. metres (501.4 sq. feet)



**Call Ilford - 020 8518 0044 ■ [douglasallen.co.uk](http://douglasallen.co.uk)**

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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