



**Price**  
**£560,000**

**Freehold**

4x  2x  2x 

**Ingleby Road, Ilford,  
Essex, IG1**

**OVER 60?**

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

 **DOUGLAS  
ALLEN**  
Helping you move forwards



## Main features

- 4 bedroom terraced house with a cellar.
- Situated in North Ilford close to The Exchange Shopping Centre.
- Within a short walk to Ilford Town centre, and many local amenities.
- Has off street parking for 2 vehicles.
- Ideal for a family home or for a buy to let investor.

## Accommodation

### GROUND FLOOR

Entrance Hall & Landing

Sitting Room: 14'7 x 13'1 (4.45m x 3.99m)

Kitchen/Diner: 28'5 x 21'2 (8.67m x 6.46m)

Utility Room: 5'8 x 5'6 (1.73m x 1.68m)

Wet Room: 5'9 x 4'5 (1.75m x 1.35m)

### FIRST FLOOR

Bedroom 1: 13'9 x 8'3 (4.19m x 2.52m)

Bedroom 2: 11'1 x 9'5 (3.38m x 2.87m)

Bedroom 3: 13'7 x 10'9 (4.14m x 3.28m)

Guest Bedroom: 11'6 x 6'9 (3.51m x 2.06m)

Bathroom

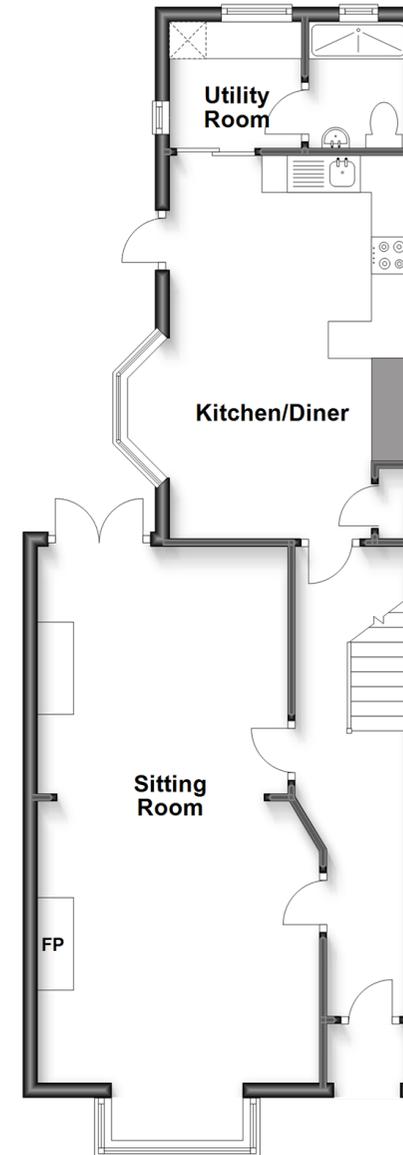
### OUTSIDE

Off Street Parking

Rear Garden

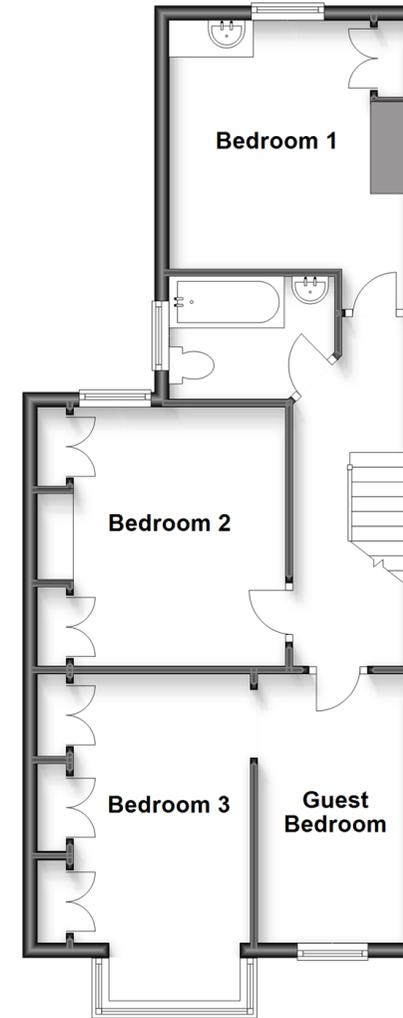
### Ground Floor

Approx. 61.0 sq. metres (656.6 sq. feet)



### First Floor

Approx. 54.7 sq. metres (588.7 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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