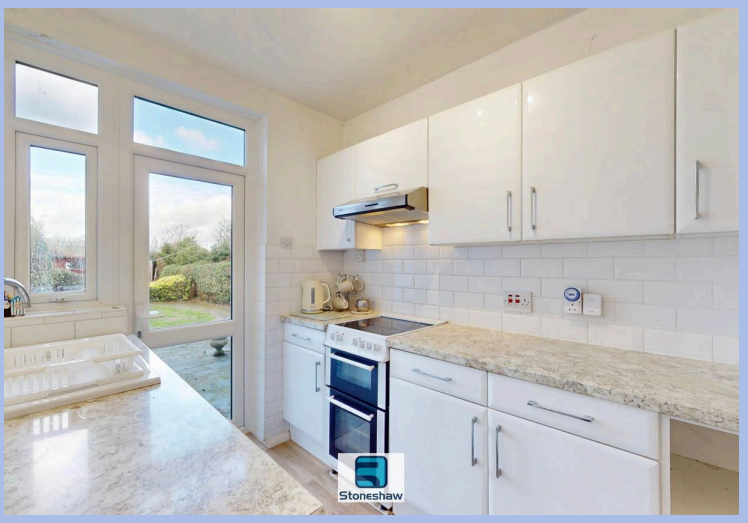






Applegarth Drive, Ilford

offers in excess of £490,000 Freehold

CHAIN FREE • Off Street Parking • 90 ft Well Maintained Garden With Fields Behind • Modern Kitchen • Modern 1st Floor Shower Room • Through Lounge/Diner • Double Glazing & Gas Central Heating • Easy Access To Newbury Part Central Line Station • Great Potential To Extend Subject To Consent

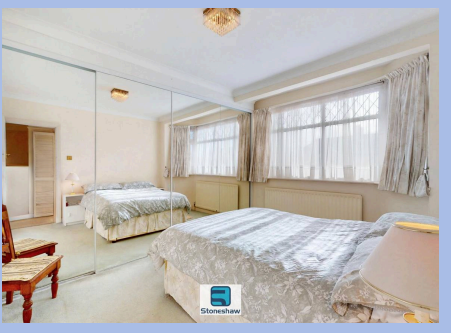
Stoneshaw

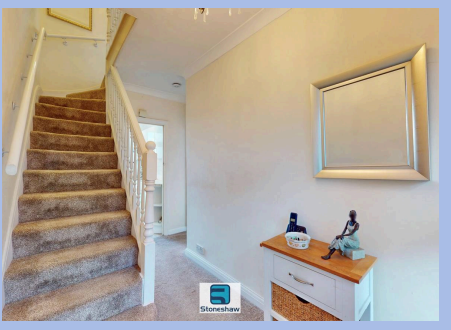
Chain free 3 bedroom terraced house with a modern kitchen & 1st floor shower room, 90ft garden, off street parking, potential to extend (subject to consent), near Newbury Park station.
Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

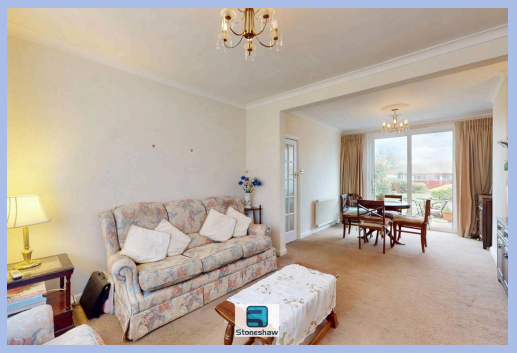
EPC Environmental Impact Rating: G







- CHAIN FREE
- Off Street Parking
- 90 ft Well Maintained Garden With Fields Behind
- Modern Kitchen
- Modern 1st Floor Shower Room
- Through Lounge/Diner
- Double Glazing & Gas Central Heating
- Easy Access To Newbury Part Central Line Station
- Great Potential To Extend Subject To Consent







Porch
Double glazed doors, ceramic tiled floor.

Hallway
Via double glazed composite door, fitted carpet, radiator, stairs to 1st floor, under stairs storage cupboard, doors to kitchen and through lounge/diner.

Through Lounge/Diner
22' 0" x 11' 11" (6.70m x 3.64m)
narrowing to 2.82 m. Fitted carpet, 2 radiators, electric fire in ornate surround, double glazed half bay window to front aspect, double glazed sliding patio doors to garden.

Kitchen
8' 0" x 6' 10" (2.44m x 2.09m)
with 1st measurement plus recess. Eye and base level units, marble effect work tops, space and plumbing for washing machine, electric cooker & hob plus fridge freezer, radiator, ceramic sink with mixer tap, ceramic tiled splash backs, vinyl flooring, flat plastered ceiling, double glazed window and door to garden.

1st Floor Landing
Fitted carpet, loft access, doors to bedrooms and shower room.

Bedroom 1
12' 0" x 11' 1" (3.66m x 3.37m)
at maximum points. Fitted carpet, radiator, fitted wardrobes, double glazed half bay window to front aspect.

Bedroom 2
10' 3" x 11' 0" (3.12m x 3.35m)
with 1st measurement plus wardrobe recess. Fitted carpet, radiator, fitted wardrobes housing gas combi boiler, double glazed window to rear aspect.

Bedroom 3
7' 1" x 6' 6" (2.15m x 1.98m)
with 1st measurement plus wardrobe recess. Fitted carpet, radiator, built in wardrobe, double glazed window to front aspect.

Shower Room
5' 10" x 5' 5" (1.79m x 1.65m)
3 piece suite comprising low level w/c, wash basin in vanity unit, shower cubicle with built in shower, ceramic tiled walls and floor, heated towel rail, flat plastered ceiling with spot lights, double glazed window to rear aspect.



GROSS INTERNAL AREA
TOTAL: 75 m²/809 sq ft
GROUND FLOOR: 38 m²/406 sq ft, FIRST FLOOR: 37 m²/403 sq ft
EXCLUDED AREAS: FRONT GARDEN: 45 m²/486 sq ft, REAR GARDEN: 150 m²/1,613 sq ft, SHED: 14 m²/147 sq ft
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

Stoneshaw
Estate and Letting Agent

You can include any text here. The text can be modified upon generating your brochure.