

PAYNE & Co

9 Tulip Gardens, Ilford

Ilford

Guide Price £400,000 Co



Tulip Gardens, Ilford

Guide Price £350,000–£375,000, this charming two-bedroom terraced house is tucked away in a sought-after residential area, perfect for first-time buyers or small families looking to settle down. Step inside to find a bright and airy living space, a well-proportioned kitchen, and two comfortable bedrooms upstairs, along with a modern first floor bathroom for added convenience. The property benefits from off street parking, a real bonus in this location, and there's fantastic potential to extend (subject to planning approval), giving you the chance to really make this home your own.

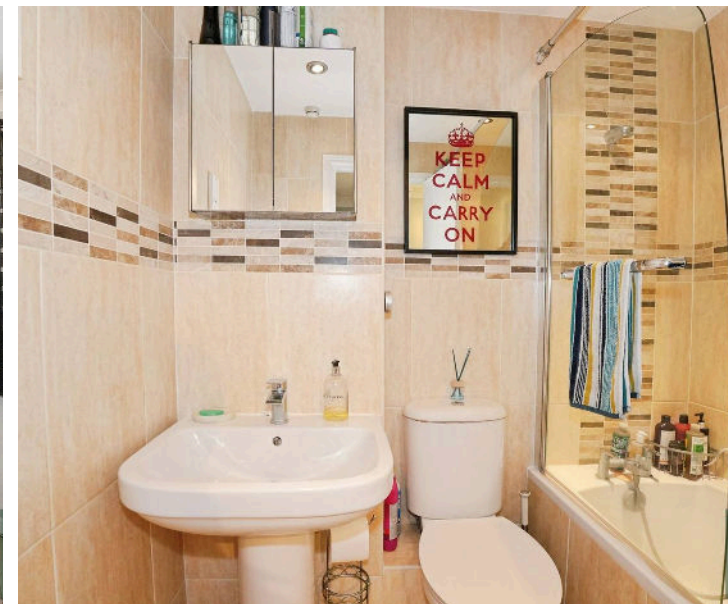
Outside, the house enjoys a private rear garden that's ideal for relaxing, entertaining friends, or letting the kids play safely. There's plenty of room for a summer barbeque or some outdoor furniture, and the space is easy to maintain, making it perfect for busy lifestyles. The front of the property offers additional kerb appeal and practical off street parking, so you'll never have to worry about finding a spot. With its blend of comfort, convenience, and future potential, this property is a great opportunity not to be missed.

Council Tax band: C

Tenure: Freehold

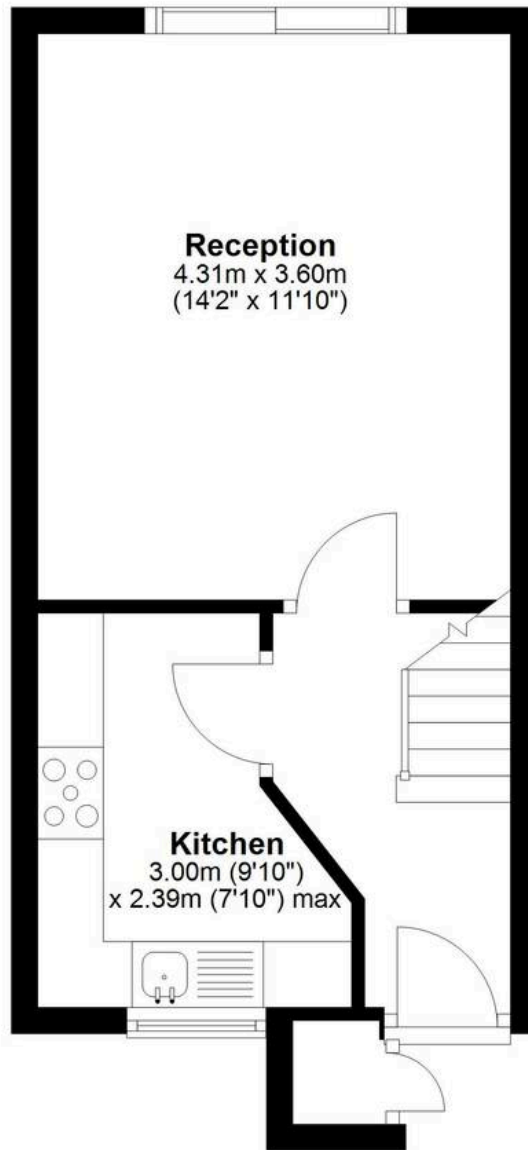
EPC Energy Efficiency Rating: C

- Terraced house
- Two bedrooms
- Off street parking
- Sought after location
- First floor bathroom
- Potential to extend (Subject to planning approval)



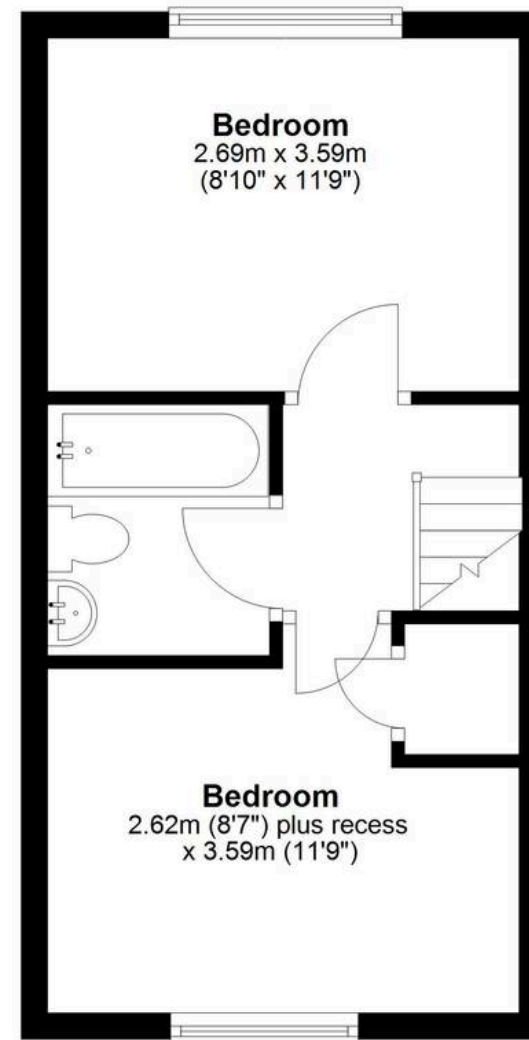
Ground Floor

Approx. 27.3 sq. metres (293.5 sq. feet)



First Floor

Approx. 26.6 sq. metres (286.7 sq. feet)



Total area: approx. 53.9 sq. metres (580.2 sq. feet)

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 give.

Plan produced using PlanUp.



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