



P R I M E R E S I D E N T I A L

P R E S E N T S

Amber Lane, Ilford



elliott **E | J** james

# Amber Lane, Ilford



Nestled within a private gated community on Amber Lane in Ilford, this impressive detached house, built in 2002, offers a perfect blend of modern living and comfort. With a generous layout, the property boasts four well-proportioned bedrooms, including a spacious master suite complete with its own ensuite bathroom, ensuring a tranquil retreat for the homeowners.

The house features three inviting reception areas, providing ample space for both relaxation and entertaining. Whether you are hosting family gatherings or enjoying quiet evenings, these versatile spaces cater to all your needs. The additional two bathrooms and downstairs W/C enhance convenience for family and guests alike.

Parking is a breeze with the capacity for up to four vehicles, complemented by an attached double garage and off-street parking. This feature is particularly valuable in a bustling area, offering peace of mind and ease of access.

The chain-free sale adds to the appeal, allowing for a smooth transition into your new home. This property is not just a house; it is a sanctuary that promises a comfortable lifestyle in a desirable location. With its modern amenities and thoughtful design, this home is an excellent opportunity for families or individuals seeking a spacious and stylish residence in Ilford. Don't miss the chance to make this delightful property your own.



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With over 20 years of personal local experience in both independent and corporate agencies it has been my passion to bring seamless integration of the latest property technology to our agency. Our unique Partnership sets us apart as market leaders.



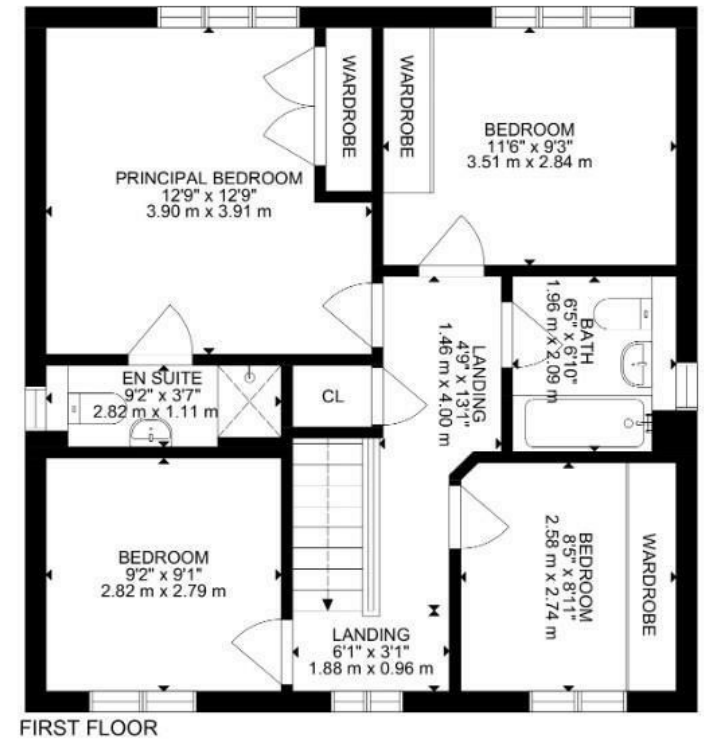
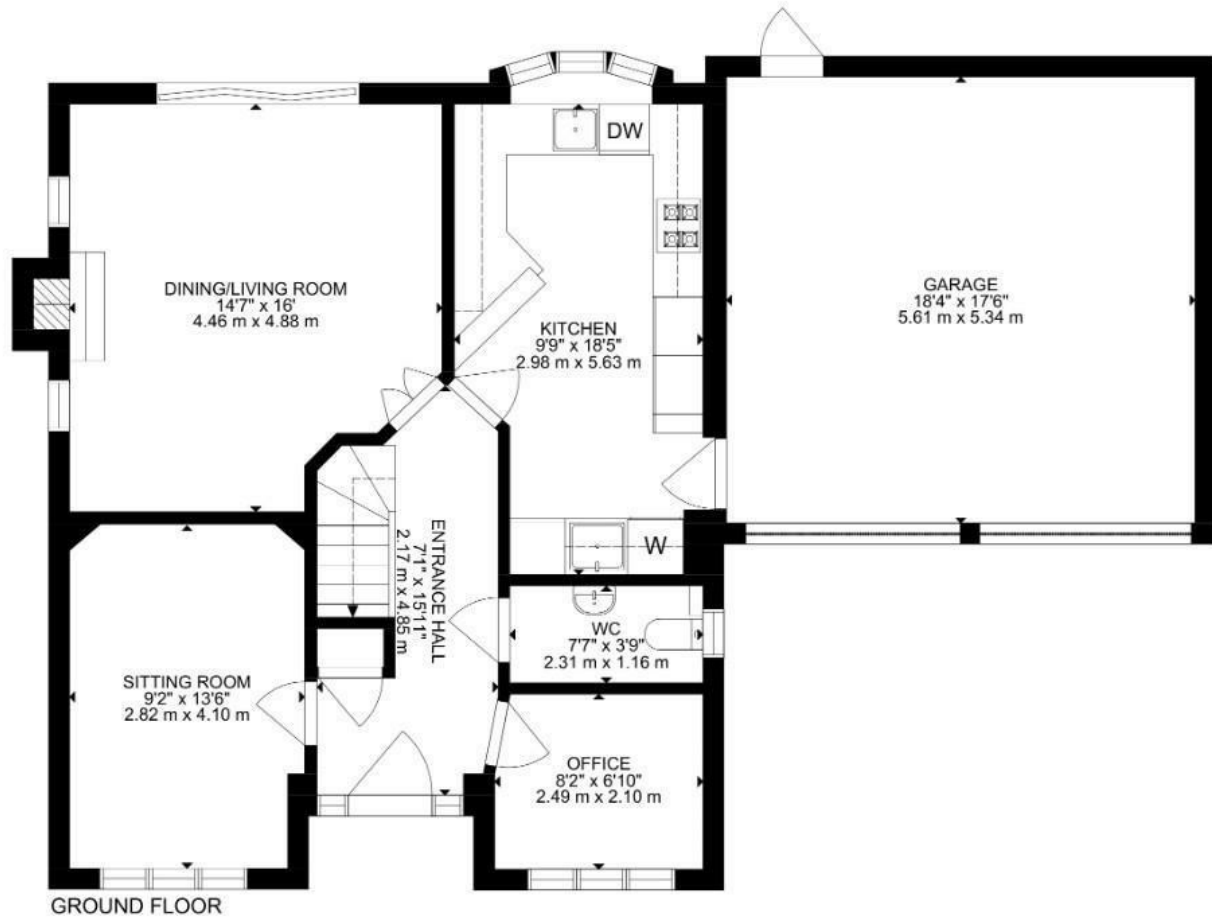
An unrestricted fully immersive walkthrough is available in our E|J Business Lounge by arrangement. Restricted walkthrough access is available on our website through your smartphone or desktop.

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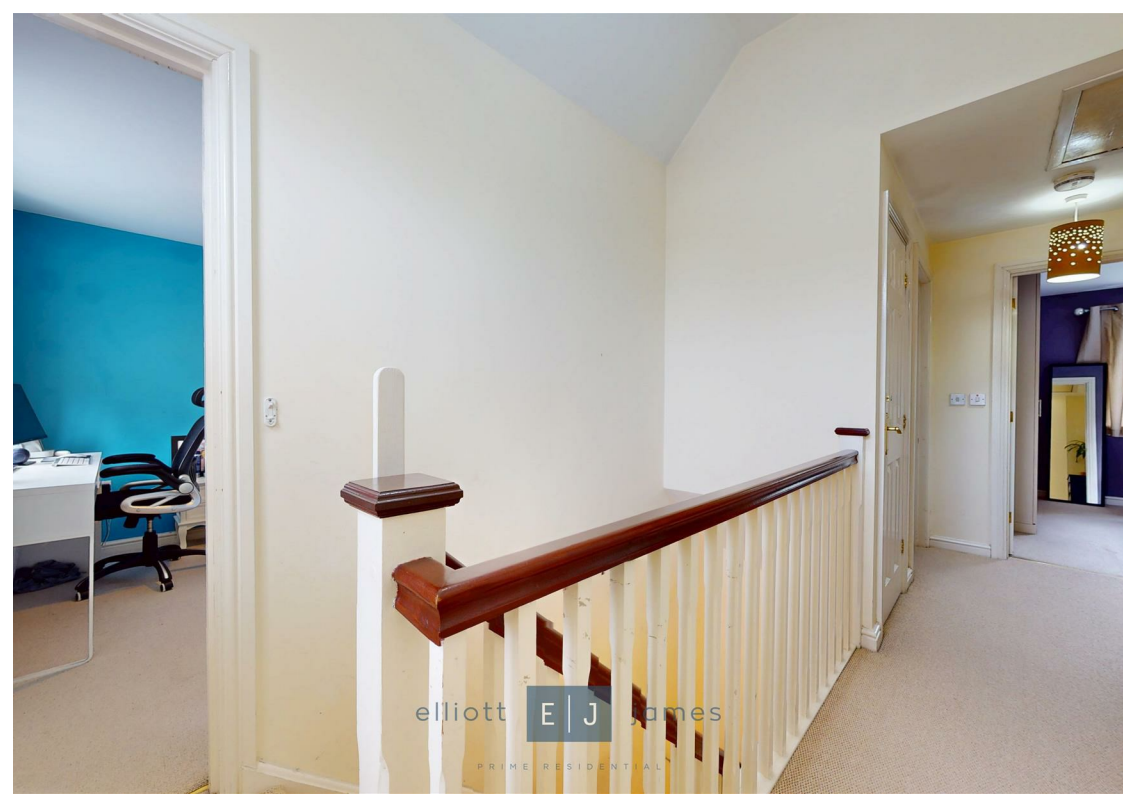
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Sqft 1668 SQFT	Type House - Detached	Style 2002
Bedrooms 4	Receptions 2	Bathrooms 2
Tenure Freehold	Local Authority Redbridge	Tax Band G

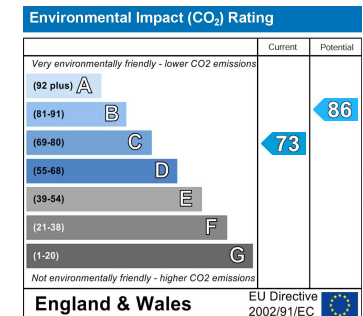
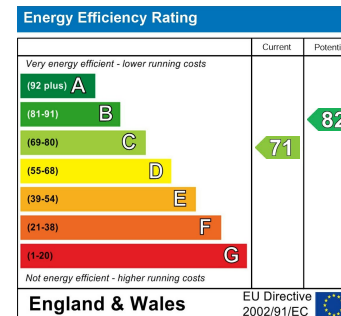
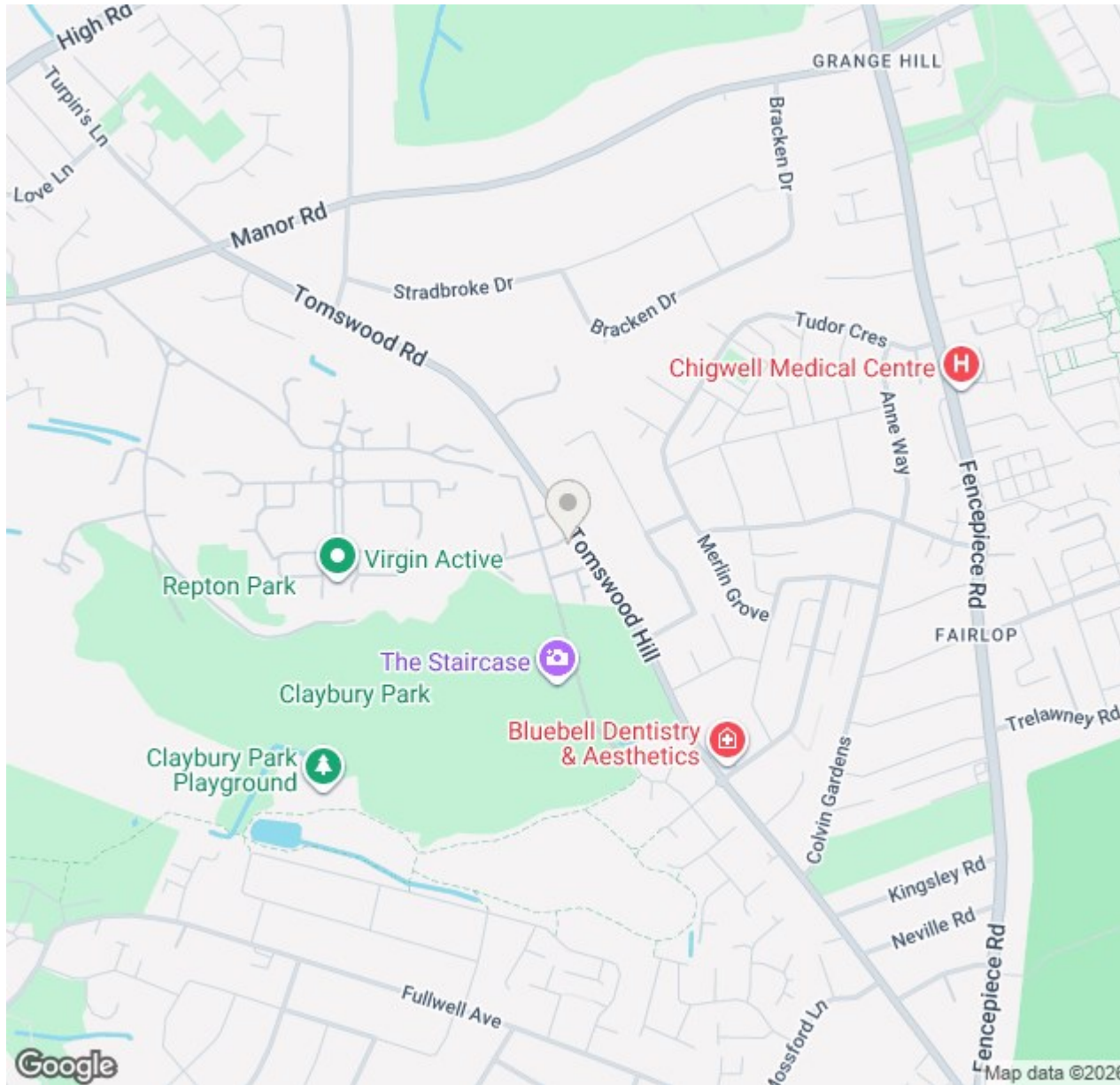
# PLANS



GROSS INTERNAL AREA  
 GROUND FLOOR: 721 SQ FT, 67 m<sup>2</sup>, FIRST FLOOR: 635 SQ FT, 59 m<sup>2</sup>  
 GARAGE: 312 SQ FT, 29 m<sup>2</sup>  
 TOTAL: 1668 SQ FT, 155 m<sup>2</sup>  
 SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



# MAP & EPC



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