Sandra Davidson ESTATE AGENTS





Park View Court, Ilford, IG2 7EQ Asking price £159,995

Sandra Davidson are pleased to present an opportunity to acquire a two bedroom retirement apartment for residents over the age of 60. This well presented ground floor apartment features two bedrooms, fitted kitchen/lounge with built in appliances, views into the communal gardens and bathroom suite with a shower. Further facilities include a lift, communal living rooms, emergency assistance, on site warden and laundry room. This property can only be appreciated by internal inspection and comprises:-

- Retirement Apartment
- Two Bedroom
- Lounge/Kitchen



- Fitted Tiled Bathroom
- Communal Living Rooms
- Communal Gardens



- Laundry Room
- Emergency Assistance
- Ground Floor

















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COMMUNAL ENTRANCE

Via communal door with entry phone system, to communal entrance with stairs and lift, hallway with own door to;

ENTRANCE HALLWAY

With fitted carpet, light, electric storage heater, fitted storage cupboard housing fuseboard, fitted storage cupboard housing water tank, further storage cupboard, pull cord panic alarm, door to;

LOUNGE AREA 4.75m x 3.44m (15'7'' x 11'3'')

Double glazed windows to rear, double glazed french doors to communal garden, wall mounted lights, storage heater, timber fire surround with inset electric fire, walk through to ;-

KITCHEN AREA 2.37m x 2.11m (7'9'' x 6'11'')

Fitted wall and base units, work surface, integrated electric hob with extractor hood over, integrated electric oven, plumbing for washing machine, space for fridge/freezer, dishwasher, single bowl single drainer stainless steel sink unit, tiled walls, vinyl flooring

BEDROOM ONE 4.30m max x 2.75m max into Cpbd (14'1'' max x 9'0'' max into Cpbd)

Double glazed window to rear, fitted carpet, electric storage heater, fitted wardrobes, bedside tables and headboard, pull cord panic alarm.

BEDROOM TWO 3.71m x 2.46m (12'2'' x 8'1'')

Double glazed window to rear, fitted carpet, electric storage heater, fitted storage, wall mounted lights.

BATHROOM 2.13m x 1.75m (7'0'' x 5'9'')

Suite comprising panelled bath with shower screen and shower attachment low level w.c, hand wash basin inset in vanity unit, fitted carpet, fully tiled walls, extractor fan, electric storage heater.

ACCESS TO COMMUNAL LOUNGE ACCESS TO COMMUNAL GARDENS ACCESS TO LAUNDRY ROOM



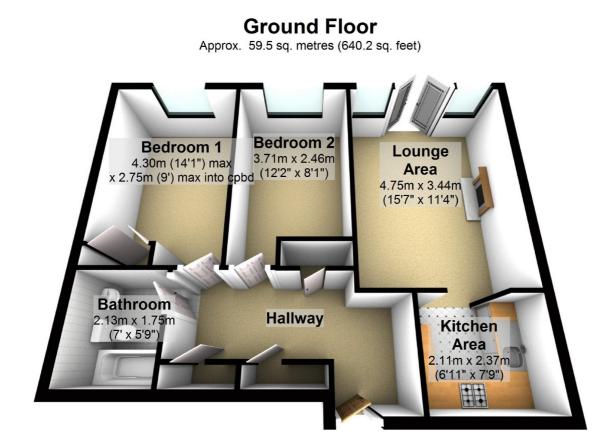




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Total area: approx. 59.5 sq. metres (640.2 sq. feet)

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