

Sandra Davidson
ESTATE AGENTS

Goodmayes Lane, Ilford, IG3 9PT

Offers In Excess Of £850,000

6 3 3 D



Goodmayes Lane

Ilford, IG3 9PT

Local Authority: Redbridge
Tax Band: G

Offers In Excess Of £850,000



- EPC RATING D
- Through lounge
- Chain free
- Off street parking for five cars
- Alarm system
- Six bedrooms
- Reception room/additional bedroom
- Three bathroom plus cloakroom
- Local amenities
- Close to Goodmayes and Barking Station

CHAIN FREE SALE
Nestled in the charming area of Goodmayes Lane, Ilford, this impressive detached bungalow offers a perfect blend of space and comfort, making it an ideal family home. With six generously sized bedrooms, there is ample room for everyone, ensuring privacy and tranquillity for all family members.

The property boasts three well-appointed reception rooms, providing versatile spaces that can be tailored to your lifestyle. Whether you envision a cosy family lounge, a formal dining area, or a vibrant playroom, these rooms offer the flexibility to create the perfect environment for relaxation and entertainment. Some of which can be used as bedrooms.

With three bathrooms, morning routines will be a breeze, accommodating the needs of a busy household with ease. The layout of this bungalow promotes a sense of openness and flow, making it a welcoming space for both residents and guests alike.

Situated in a desirable location, this property benefits from convenient access to local amenities, schools, and transport links (Goodmayes and Barking Station), ensuring that everything you need is within easy reach. The surrounding area is known for its community spirit and offers a variety of parks and recreational facilities, perfect for family outings and leisurely strolls.

Offering off street parking for five plus cars. which ensures comfort when parking outside the property.

This detached bungalow is not just a house; it is a place where memories can be made and cherished for years to come. If you are seeking a spacious and versatile home in a vibrant community, this property on Goodmayes Lane is certainly worth considering.





ENTRANCE
Spacious hallway.

LOUNGE	31'5" x 13'5" (9.60m x 4.10m)
DINING AREA	11'1" x 8'2" (3.40m x 2.50m)
RECEPTION ROOM/BEDROOM SIX	13'1" x 13'1" (4.00m x 4.00m)
STUDY/BEDROOM	34'1" x 6'6" (10.40m x 2.00m)
KITCHEN	19'4" x 18'8" (5.90m x 5.70m)
CONSERVATORY	9'6" x 7'6" (2.90m x 2.30m)
BEDROOM ONE	14'5" x 9'6" (4.40m x 2.90m)
BEDROOM TWO	10'5" x 9'6" (3.20m x 2.90m)
EN-SUITE	8'2" x 4'11" (2.50m x 1.50m)
STAIRS TO FIRST FLOOR	
BEDROOM THREE	15'1" x 11'9" (4.60m x 3.60m)



BEDROOM FOUR	13'1" x 11'9" (4.00m x 3.60m)
BEDROOM FIVE	12'1" x 9'10" (3.70m x 3.00m)
BATHROOM	6'10" x 5'10" (2.10m x 1.80m)
EXTERIOR	49'2" (15m)

AGENTS NOTE

No service or appliances have been tested by Sandra Davidson Estate Agents.

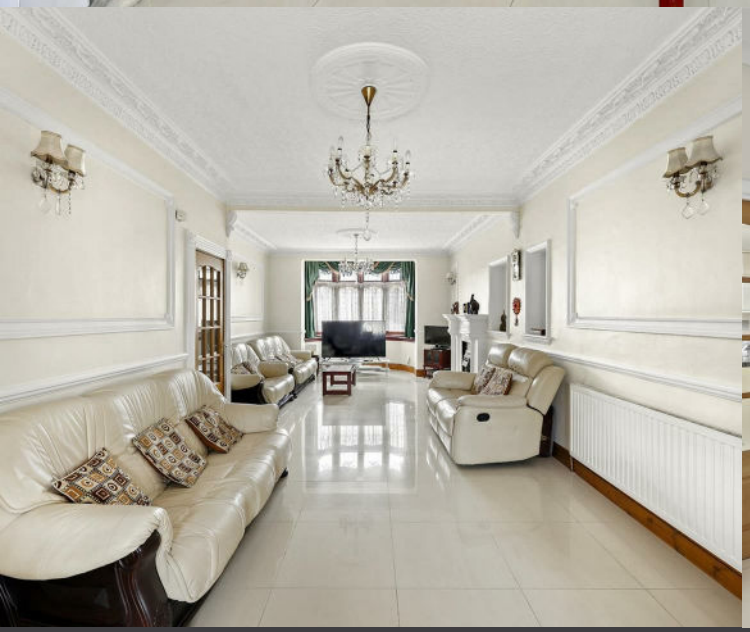
Client Money Protection

We are members of the Propertymark Client Money Protection (CMP) Scheme.

Our Client Money Protection certificate is available upon request or it can be found on our website: https://www.sandradavidson.com/

Redress

We hold independent redress with The Property Ombudsman













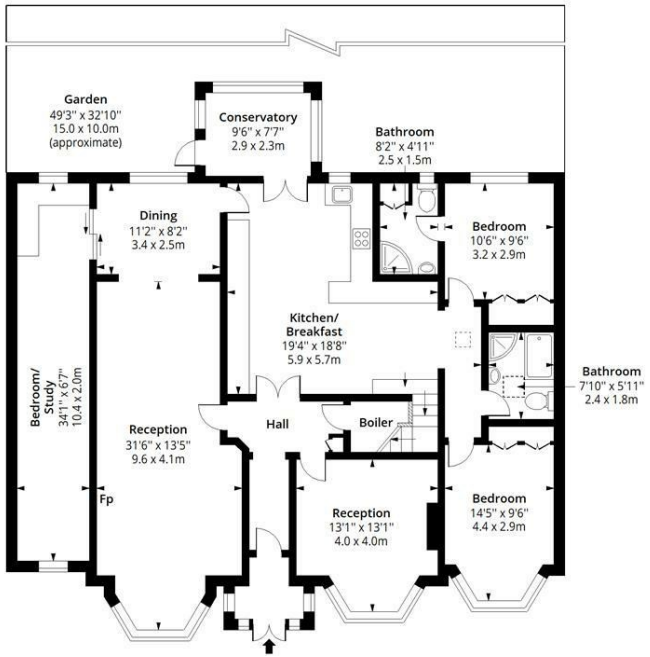




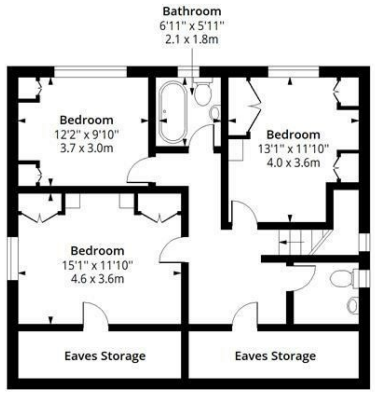
Floor Plans

Goodmayes Lane, IG3

Approx. Gross Internal Area 2567 Sq Ft - 238.48 Sq M
Approx. Gross Eaves Storage 132 Sq Ft - 12.26 Sq M



Ground Floor
Floor Area 1879 Sq Ft - 174.56 Sq M



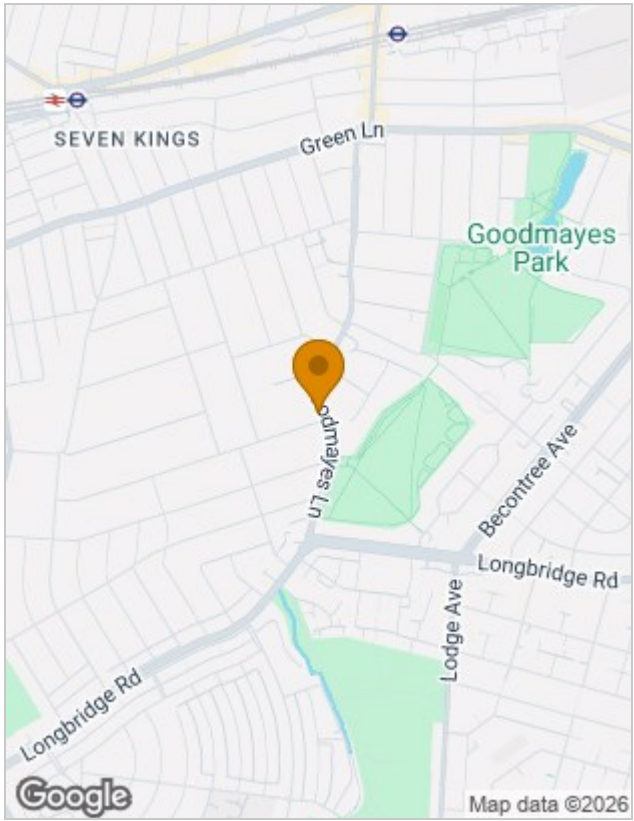
First Floor
Floor Area 688 Sq Ft - 63.92 Sq M

Certified Property Measurer

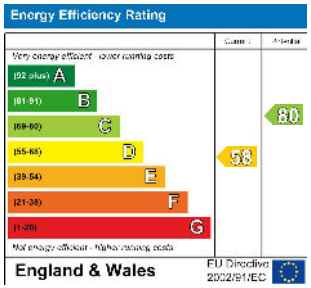
Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

Date: 20/1/2026

Location Map



Energy Performance Graph



Viewing

Please contact our Seven Kings Sales Office on 020 8597 7372
if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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