Sandra Davidson
ESTATE AGENTS

Holmwood Road, Ilford, IG3 9XZ

Offers In Excess Of £465,000

3 1 2 E

Holmwood Road

Ilford, IG3 9XZ

- EPC - E
- END TERRACE PROPERTY
- SCHOOLS CLOSE BY
- DOUBLE GLAZED WINDOWS
- THREE BEDROOM HOUSE
- DRIVEWAY FOR UP TO TWO CARS
- SEVEN KINGS STATION
- POTENTIAL FOR REAR AND LOFT EXTENSION (STPP)

Nestled on the charming Holmwood Road in Ilford, this delightful end terrace house presents an excellent opportunity for families and professionals alike. With three well-proportioned bedrooms, this property offers ample space for comfortable living. The two inviting reception rooms provide versatile areas that can be tailored to your needs, whether for relaxation, entertaining guests, or creating a home office.

The house features a well-appointed bathroom, ensuring convenience for all residents. The layout is designed to maximise both space and natural light, creating a warm and welcoming atmosphere throughout.

One of the standout features of this property is the parking space available for up to two vehicles, a rare find in this bustling area, making it ideal for those with multiple cars or visitors.

Holmwood Road is situated in a vibrant community, with local amenities, schools, and parks within easy reach, making it a perfect location for families. The excellent transport links ensure that commuting to central London and beyond is both straightforward and efficient.

This end terrace house is not just a property; it is a place where memories can be made. With its blend of comfort, convenience, and community, it is a wonderful opportunity for anyone looking to settle in Ilford. Do not miss the chance to make this charming house your new home.

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ENTRANCE PORCH

RECEPTION ONE
13'3" into bay x 12'1" (4.06m into bay x 3.70m)

DINING AREA - OPEN TO KITCHEN
13'3" into bay x 10'2" (4.04m into bay x 3.10m)

KITCHEN - OPEN TO DINING ROOM
7'9" x 7'6" (2.37m x 2.31m)

STAIRS TO FIRST FLOOR

BEDROOM ONE
13'1" into bay x 10'3" (3.99m into bay x 3.14m)

BEDROOM TWO 11'2" x 8'8" (3.41m x 2.65m)

BEDROOM THREE 8'3" x 7'0" (2.54m x 2.14m)

FIRST FLOOR BATHROOM 8'9" x 7'10" (2.67m x 2.40m)

OUTSIDE WC

EXTERIOR

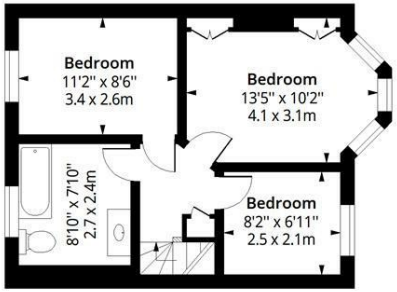
AGENTS NOTE

Directions

Floor Plans

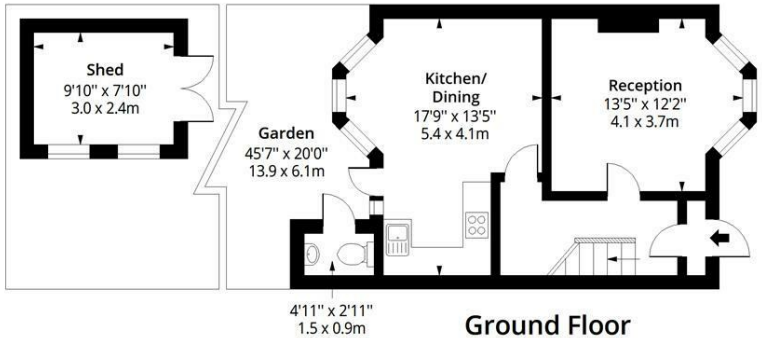
Holmwood Road IG3

Approx. Gross Internal Area 872 Sq Ft - 81.01 Sq M
Approx. Gross Shed Area 78 Sq Ft - 7.25 Sq M



First Floor

Floor Area 418 Sq Ft - 38.83 Sq M



Ground Floor

Floor Area 454 Sq Ft - 42.18 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.

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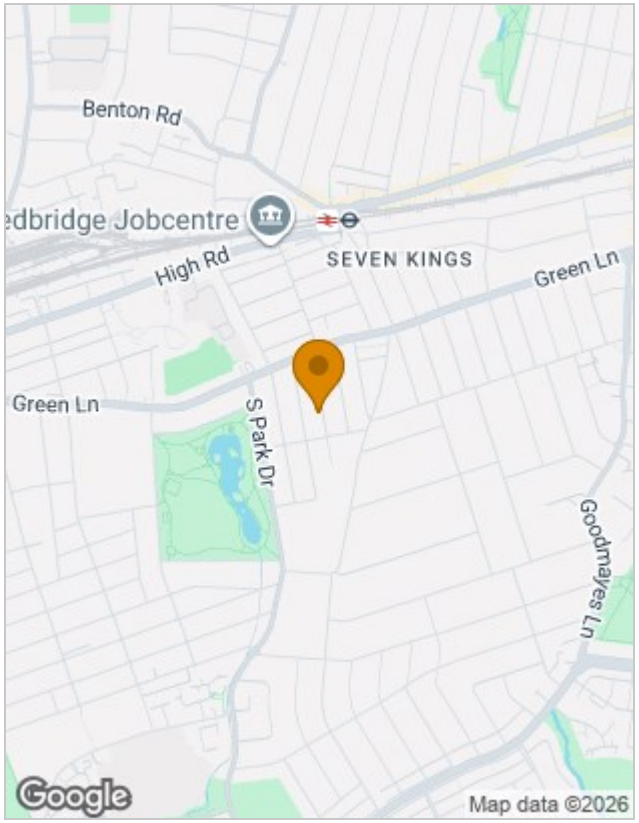
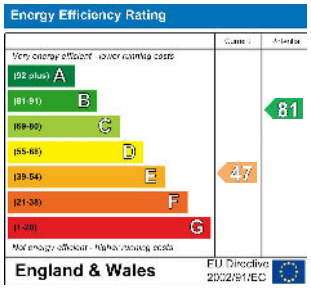
Date: 18/8/2026

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.

353 Green Lane, Seven Kings, Essex, IG3 9TH
Tel: 020 8597 7372 Email: sevenkings@sandradavidson.com https://www.sandradavidson.com