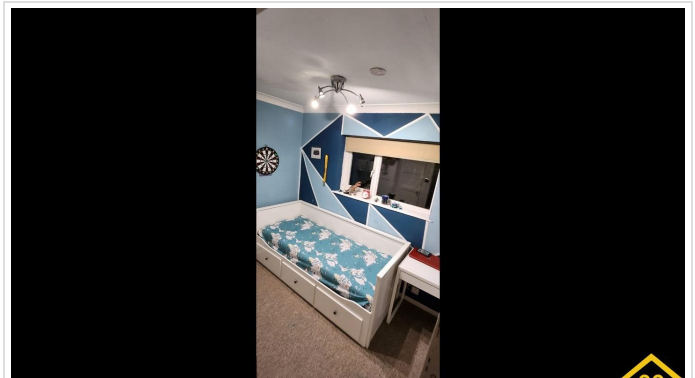
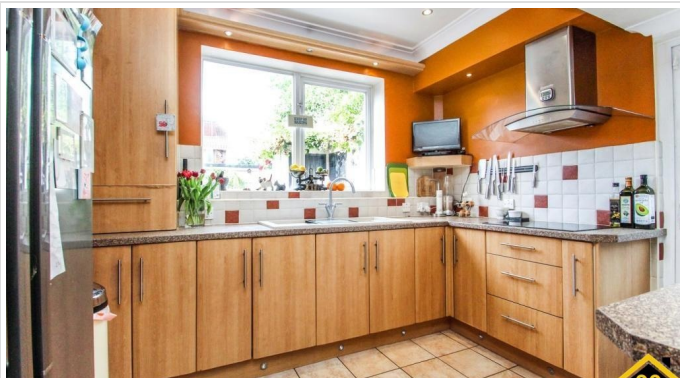
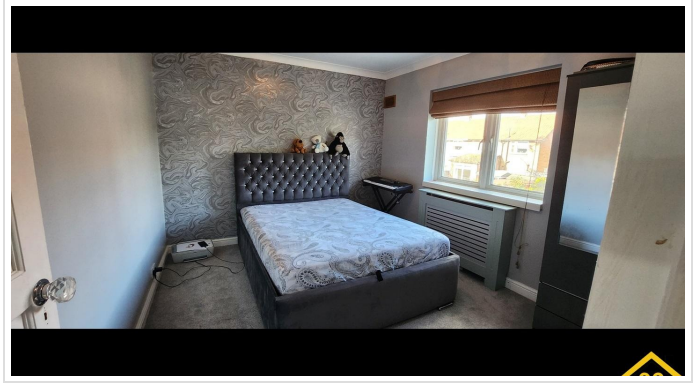
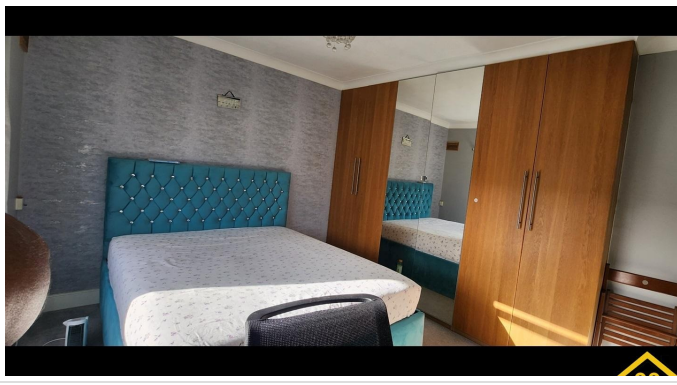


3 Bed Semi-Detached In Northdown Gardens , Ilford, IG2 7JJ

£2,350 Monthly





## SHORT DESCRIPTION

Property Ref: 16538 We are delighted to present a 3-bedroom, 1-bathroom property located in a fantastic area. It will be available to move into from 15 Apr 2026. The property boasts available parking, as well as garden access and a side entrance. It is offered unfurnished. Required working professional tenant, only 1 family allowed (2 Adult,2 Kids) Some of the key features include: Easy access to Newbury Park train station (just an 8-9 minute walk) and the A12 Eastern Avenue Excellent location with access to a range of shops and amenities Two car parking spaces Stunning garden at the rear with composite decking and a pergola Sorry, no pets or smokers are allowed. All rooms are well-maintained with excellent natural daylight. In addition, this property is situated near several highly reputed schools such as William Torbitt Primary School, Avanti Court Primary School, Newbury Park Primary School, and Oaks Park Secondary School. Property Type: Semi-detached Full Renting price: £2350.00 Pricing Options: Fixed Price Tenure: 6 months Council tax band: D EPC rating: D Measurement: 936.46 sq.ft. Outside Space: Rear Garden Parking: Driveway Heating Type: Gas Central Heating -----

3

Bed Room(s)

1

Bath Room(s)

1

Living Room(s)

## FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.  
All measurements are a maximum and include wardrobes and bay windows where applicable.

## EPC GRAPH

Illustrations are for identification purposes only and are not to scale.  
All measurements are a maximum and include wardrobes and bay windows where applicable.

Property type	Semi-detached house
Total floor area	87 square metres

### Rules on letting this property

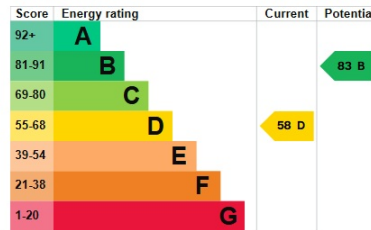
Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](#).

### Energy rating and score

This property's energy rating is D. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)



The graph shows this property's current and potential energy rating.

**Properties get a rating from A (best) to G (worst) and a score.** The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

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