

LEASEHOLD



Apartment

# SHAFTER ROAD, DAGENHAM, RM10 8SE

Asking Price

# £240,000

## FEATURES

- \*\*\*\*CHAIN FREE\*\*\*\*
- TWO BEDROOM APARTMENT
- FITTED KITCHEN
- ELECTRIC HEATING
- CLOSE TO TUBE STATION
- LOUNGE/DINER
- BATHROOM
- LONG LEASE 950 + YEARS



# STEPS

Estate Agents

# 2 Bedroom Apartment located in Dagenham

## Entrance

Via communal security door. Communal staircase to the top floor (2nd). Private door to

## Hallway

Built in storage cupboard. Built in airing cupboard. Loft access. Doors leading to

## Lounge

14'6" x 10'4"

French doors to Juliet balcony. Electric storage heater. Coving to ceiling. Leading to dining area.

## Dining Area

7'6" x 7'1"

Window to front. Laminate effect wood flooring. Coving to ceiling.

## Kitchen

7'6" x 7'1"

Range of fitted wall and base units with roll top work surfaces. Stainless steel single drainer sink unit. Tiled splash backs. Built in oven and hob with extractor.

## Bedroom One

11'1" x 9'10"

Two windows to rear. Electric heater. Coving to ceiling.

## Bedroom Two

9'10" x 6'5"

Window to rear. Laminate effect wood flooring. Electric heater.

## Parking

Allocated Parking Space

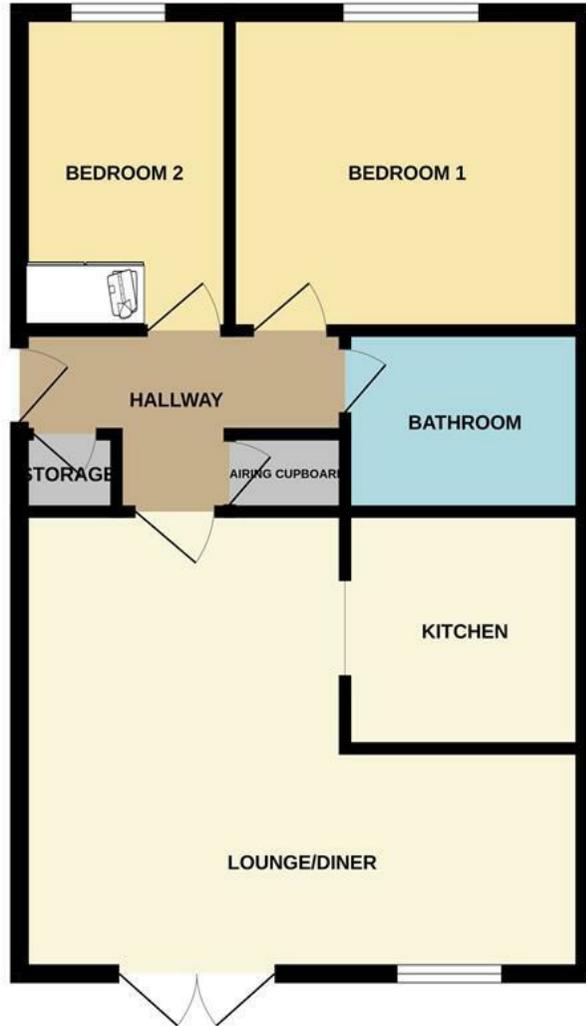
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DAGENHAM SALES | STEPS ESTATE AGENTS, 298 HEATHWAY, DAGENHAM, ESSEX, RM10 8LU

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Call us on

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[www.steps.me.uk](http://www.steps.me.uk)

Council Tax Band

**B**

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			78
(69-80) <b>C</b>			
(55-68) <b>D</b>		61	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

