

FREEHOLD



House - End Terrace (EPC Rating: E)

**27 CROUCH AVE, IG11 OQX**

**Guide Price**

**£450,000**

**STEPS**

Estate Agents



# 4 Bedroom House - End Terrace located in

Double fronted FOUR BEDROOM family house offering SPACIOUS accommodation with lounge and diner, good size kitchen and large UTILITY ROOM (with additional optional separate entrance) and downstairs WC. The house is positioned tucked away in the corner of a mews style grassed area ideal for children to play freely without the worry of traffic. There is scope for further extension (STPP) Ideally situated for transport links to London with Barking Riverside station and UBER boat service within walking distance. Guide Price £450,000-£475,000

## HALLWAY

Door to lounge.

## LOUNGE DINER L SHAPE

19 x 14'8

Bow window to front, patio doors to garden, central fireplace.

## KITCHEN

12 x 11'5

Window overlooking garden, full range of fitted base & wall units, contrasting worktops. door leading to ...

## UTILITY ROOM

11 x 9

With downstairs cloakroom/WC, further cupboards Vaillant combi boiler, doors to front and rear.

## LANDING

### BEDROOM ONE

12'4 x 11'3

Window to front.

### BEDROOM TWO

13 x 9'10

Window to rear.

### BEDROOM THREE

14 x 8'9

Window to rear.

### BEDROOM FOUR

12 x 9 x 6

Max . Window to front.

## BATHROOM

Three piece white suite, tiled walls/floor , large window.

## EXTERIOR

Neat lawned front garden, Well secluded large wide back garden with two areas of lawn, patio, shed.

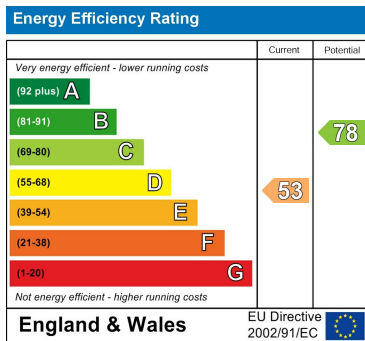
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy,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

**STEPS**

Estate Agents