

FREEHOLD



House - Terraced (EPC Rating: C)

BARTON AVENUE, ROMFORD, RM7 0ND

Guide Price

£450,000

STEPS

Estate Agents



3



2



2



C

3 Bedroom House - Terraced located in Romford

WOW FACTOR!!! STUNNING EXTENDED house. 28' through lounge, EXTENDED KITCHEN DINER, Ground floor shower room / WC upstairs bathroom / WC, THREE BEDROOMS, lovely secluded back garden, off road parking two cars. NO CHAIN. Guide Price £450,000-£475,000.

HALLWAY

THROUGH LOUNGE

28 x 11'9

Window to front, oak flooring, door leading to ...

EXTENDED KITCHEN DINER

16 x 9

Full range of fitted base/wall units one housing new combi boiler, new worktops, breakfast bar, appliances, tiled floor, doors leading to garden.

SHOWER ROOM

Three piece suite, tiled, space/plumbing for washing machine.

LANDING

Loft access.

BEDROOM ONE

13 x 11'3

Fitted to two walls, window to front.

BEDROOM TWO

11 x 10'6

Fitted wardrobes, window over looking back garden.

BEDROOM THREE

7'6 x 7

Window to front.

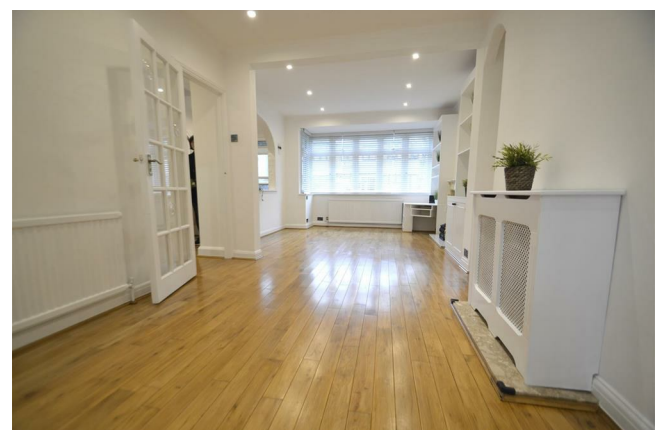
BATHROOM

Three piece suite, tiled walls and floor, window.

EXTERIOR

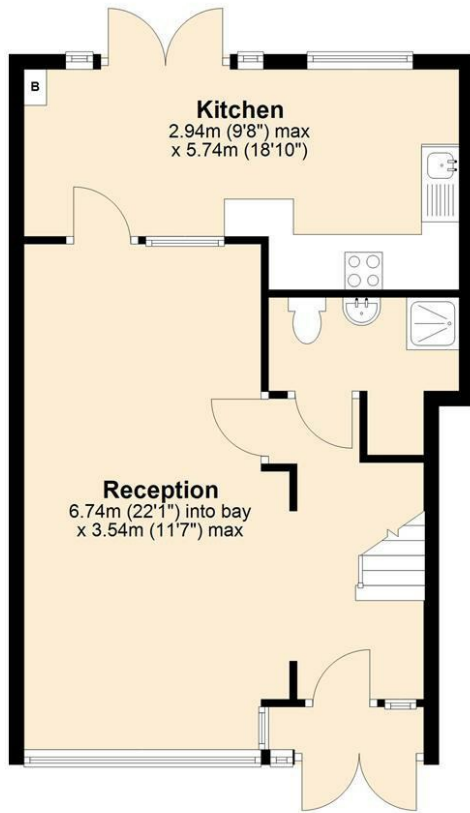
Paved driveway, parking for two cars. Lovely secluded quiet back garden covered, patio area, lawn, flower borders, mature shrubs. Shed.

We routinely refer potential purchasers to Move with Us Ltd. It is your decision whether you choose to deal with Move with Us Ltd. In making that decision, you should know that we receive an annual payment benefits from Move with Us Ltd, equating to approximately £314.48 per referral.



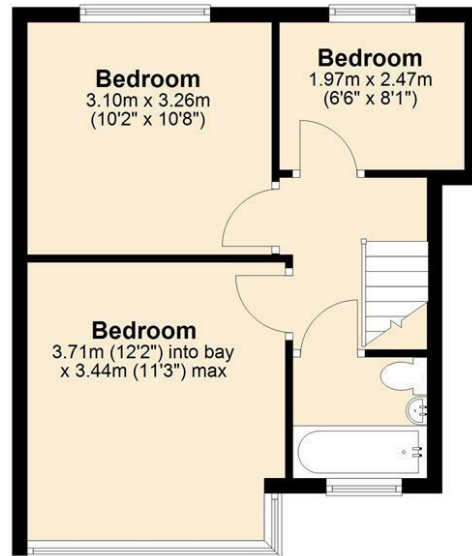
Ground Floor

Approx. 50.5 sq. metres (543.8 sq. feet)



First Floor

Approx. 36.1 sq. metres (388.1 sq. feet)



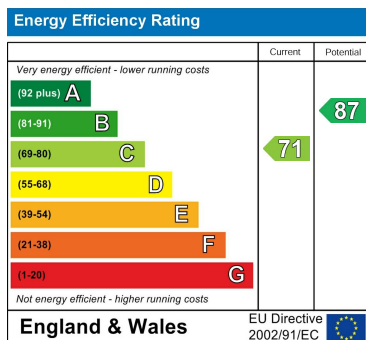
Total area: approx. 86.6 sq. metres (931.9 sq. feet)

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.
Plan produced using PlanUp.

Council Tax Band

D

Energy Performance Graph



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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

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