



LEASEHOLD

Maisonette

# FLAMSTEAD ROAD, DAGENHAM, RM9 4JH

Asking Price

## £240,000

### FEATURES

- \*\*\*\*CHAIN FREE\*\*\*\*
- One Double Bedroom
- Modern Shower Room
- Off Street Parking
- Ground Floor Maisonette
- Kitchen/Diner
- Own Rear Garden



# 1 Bedroom Maisonette located in Dagenham

## Entrance

Via communal security door to communal hallway. Private door to

should know that we receive an annual payment benefits from Move with Us Ltd, equating to approximately £314.48 per referral.

## Hallway

Built in storage cupboard. Doors leading to

## Lounge

13'6" x 12'0"

uPVC window to front. Radiator.

## Bedroom One

11'2" x 9'10" max

uPVC window to front. Radiator.

## Kitchen/Diner

15'10" x 8'11"

Range of fitted wall and base units with roll top worksurfaces. Stainless steel single drainer sink unit with mixer taps and tiled splash backs. Built in oven and hob. built in cupboard housing boiler. Tiled flooring. uPVC window to rear. uPVC door to garden.

## Shower Room

5'11" x 5'6"

Corner shower cubical. Inset wash hand basin with mixer taps and cupboards under. Low level WC. uPVC obscure glazed window to rear. Radiator.

## Rear Garden

Side pedestrian access

## Front Garden

Providing off street parking.

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



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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  
**020 8593 5933**

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

Council Tax Band  
**A**

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		70	78
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
England & Wales		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.

