

LEASEHOLD



Apartment (EPC Rating: D)

# 10 CAMPSEY GARDENS, DAGENHAM, RM9 4DT

Offers In The Region Of

# £225,000



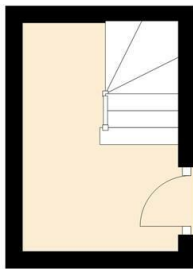
# 1 Bedroom Apartment located in Dagenham

Fantastic ONE BEDROOM apartment/maisonette on FIRST FLOOR (TOP) with HUGE PRIVATE BACK GARDEN.

Easy walk to UPNEY or BECONTREE stations. LONG LEASE, LOW OUTGOINGS. Ideal first purchase.

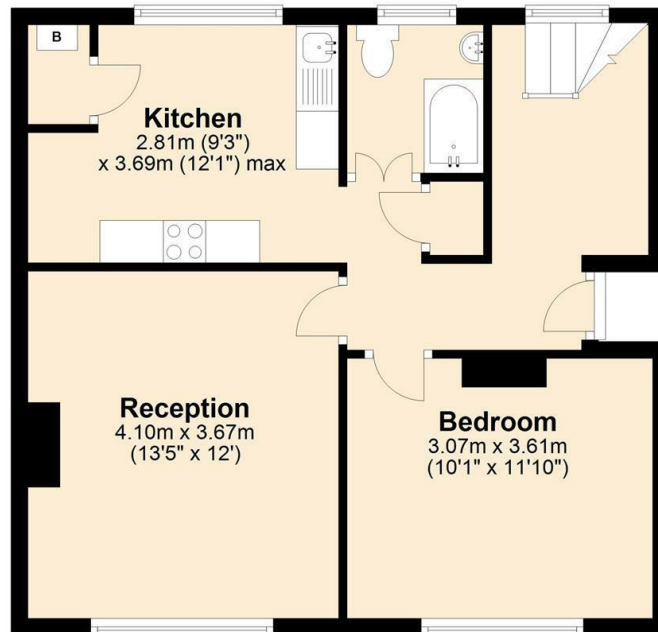
## Ground Floor

Approx. 5.0 sq. metres (53.5 sq. feet)



## First Floor

Approx. 50.6 sq. metres (545.2 sq. feet)



Total area: approx. 55.6 sq. metres (598.7 sq. feet)

Council Tax Band

**A**

Energy Performance Graph

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>			
(55-68) <b>D</b>		59	71
(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		

Call us on

**020 8593 5933**

[dagenham@steps.me.uk](mailto:dagenham@steps.me.uk)

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

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