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7 Gidea Close, South Ockendon, RM15 6PF

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Guide Price £200,000

Hunters Hornchurch are delighted to offer for sale this ground floor purpose built flat situated in South Ockendon. The property comprises of; entrance hallway, lounge, fitted kitchen, bathroom and two bedroom. Externally the property has communal gardens and one allocated parking space.

Situated close to local shops and amenities. South Ockendon Station, on the C2C Line, is 0.3 miles.

Lease details: 99 year lease from 25th March 1983 (59 years remaining). The owner is in the process of renewing the existing lease prior to completion. Term to be advised.

Service Charge - £840 per annum

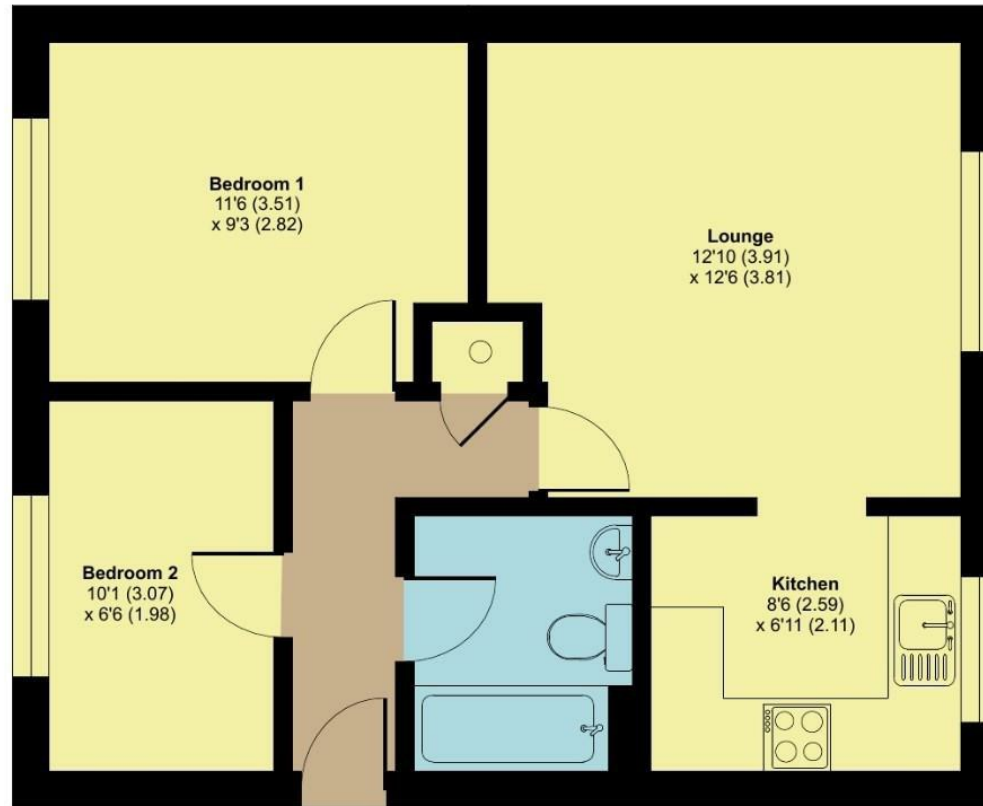
Ground Rent - £TBC

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Gidea Close, South Ockendon, RM15

Approximate Area = 500 sq ft / 46.4 sq m

For identification only - Not to scale

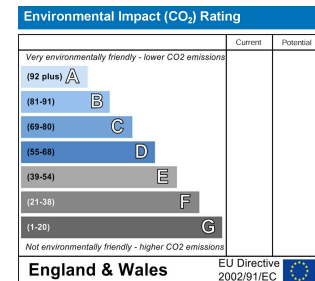
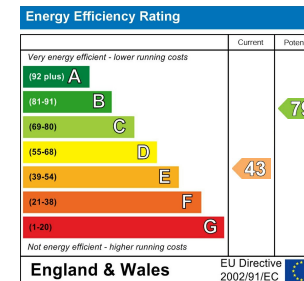


GROUND FLOOR
APPROX FLOOR
AREA 46.4 SQ M
(500 SQ FT)



**Certified
 Property
 Measurer**

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Hunters Property Group. REF: 1057273



Entrance Hallway

Wooden front door to front, plastered painted walls, laminate flooring, store cupboard

Lounge

12'10" x 12'6"

UPVC double glazed window to rear, plastered painted walls, laminate flooring, wall mounted electric heater

Kitchen

8'6" x 6'11"

UPVC double glazed window to rear, fitted kitchen with a mix of eye level and base units, roll worktops, stainless steel sink and drainer, plastered painted walls, tiled splashback, integrated cooker, hob and extractor fan, space and plumbing for washing machine, space for fridge freezer, vinyl flooring

Bedroom One

11'6" x 9'3"

UPVC double glazed window to front, plastered painted walls, laminate flooring, wall mounted electric heater

Bedroom Two

10'1" x 6'6"

UPVC double glazed window to front, plastered painted walls, laminate flooring, wall mounted electric heater

Bathroom

Bath suite comprising of: low level w/c, vanity sink unit, bath with wall mounted electric shower over, shower screen, part tiled part plastered painted walls, vinyl flooring

Parking

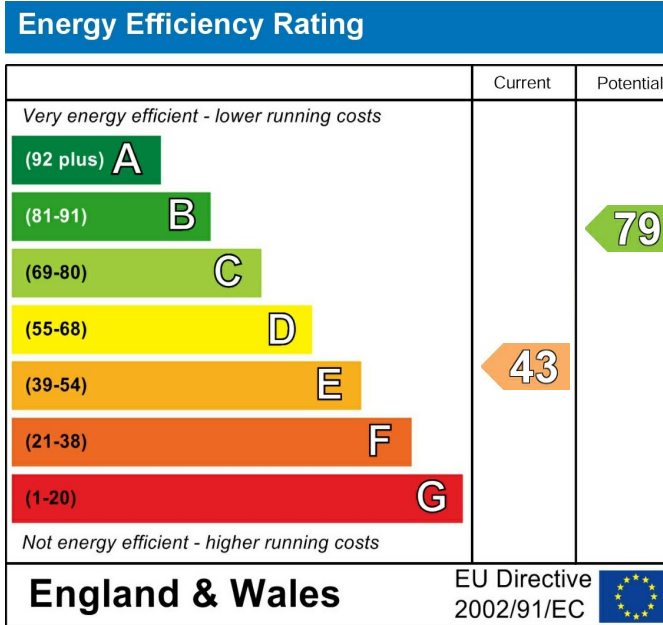
The property comes with one allocated parking space.

Lease Details

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Service Charge - £840 per annum

Ground Rent - £TBC



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.





