



Keith
Ashton

Dorset Avenue,
Romford



89 DORSET AVENUE

Romford, RM1 4JB

Offers In Excess Of £600,000

Conveniently situated with easy access into Romford Town centre where you have mainline train services into London and a great choice of high street shopping and further benefitting from being just a short walk to well-regarded primary and secondary schools is this extended, four-bedroom, semi-detached family home set over three levels. The property has a good-sized garden to the rear which includes two separate and good-sized outbuildings, both with power and light connected, whilst to the front you will find off street parking for two vehicles. The outbuilding closest to the house has been decorated and is fitted with laminate flooring and double-glazing making it an ideal space for a home office, games room or gym.

EXTENDED 4 BED FAMILY HOME
EN-SUITE TO MASTER BEDROOM

SPACIOUS LIVING ROOM
2 X OUTBUILDINGS

MODERN KITCHEN / DINER
CONVENIENT COMMUTER ACCESS

3 BATH/SHOWER ROOMS
OFF STREET PARKING FOR 2 CARS



Description

Entering the property and into a spacious hallway you will find stairs to the first floor and doors into a ground floor shower room and into the living room. The shower room is fully tiled and fitted with a corner shower cubicle, corner wash hand basin and close coupled w.c. A spacious living room has a large bay window to the front aspect and offers a lovely, open-plan space for family members to interact or relax. The living room opens into a modern kitchen / dining room with underfloor heating and range of grey, high-gloss wall and base units with quartz work surface over. There is a breakfast bar which comfortably seats four and includes an inset sink / drainer and built-in wine/bottle storage. Integrated appliances include five-ring gas hob with extractor above, double ovens and a microwave oven, plus there is further space for freestanding appliances, including double fronted fridge/freezer. Sliding doors from the kitchen open onto a spacious raised decking area which has steps down to the remainder of the garden.

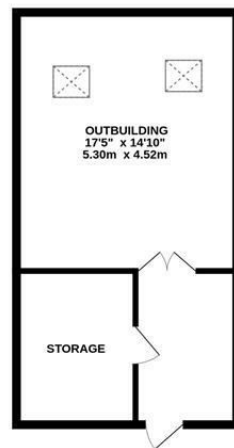
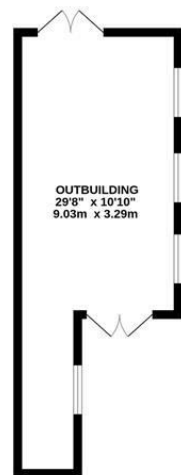
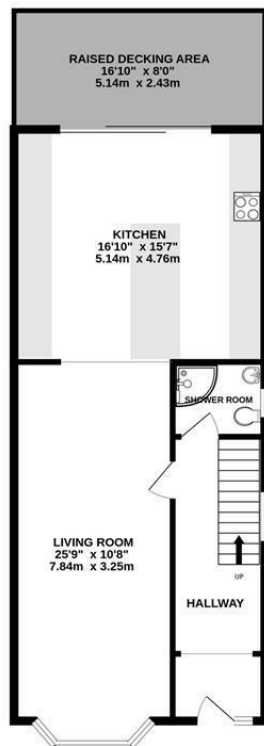
The first-floor landing has stairs to the second floor and doors to three of the bedrooms (two doubles and a single) and the main family bathroom which is fully tiled and fitted in a white suite. There is a further double bedroom located on the second floor which has access to its own en-suite shower room. The three largest bedrooms have fitted wardrobes with the remaining single bedroom having fitted wall storage boxes.

As previously mentioned, there is a long garden to the rear which is accessible from the raised decking area. Viewers will note that the plot gently slopes away to the rear which creates a large and very useful storage room/basement at the rear of the property. Within the garden there are two good-sized outbuildings, both with power and lighting. One of the outbuildings has been fitted out, including double glazed windows and door, making it an ideal space for home office / gym / games room and there is excellent potential for the same in the second outbuilding which is located at the bottom of the garden. The front of the property has been laid to block paving, which provides off street parking for two vehicles.

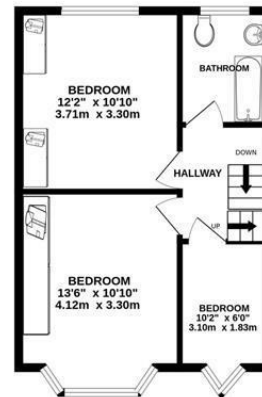




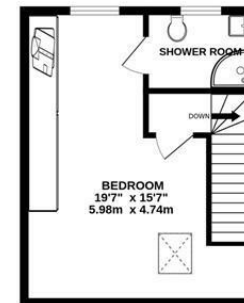
GROUND FLOOR
1339 sq.ft. (124.4 sq.m.) approx.



1ST FLOOR
416 sq.ft. (38.7 sq.m.) approx.

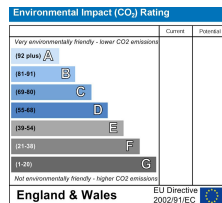
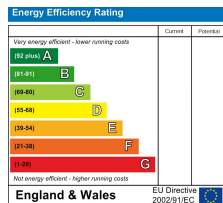


2ND FLOOR
305 sq.ft. (28.4 sq.m.) approx.



TOTAL FLOOR AREA : 2060 sq.ft. (191.4 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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SERVICES:
Local Authority: Romford
Council tax band: D
Post Code: RM1 4JB

VIEWING:
Strictly by prior arrangement with Keith Ashton Estate Agents

MORTGAGE INFORMATION: We offer the additional facility of an in-house Independent Financial Adviser who will access all mortgage lenders with the purpose of providing you with the benefit of choice. For quotations or comparables please call 01277 375757 or visit our interactive website at www.mortgagebusiness.net

We the Agent have not tested any apparatus, fittings or services for this property. The plot size is intended merely as a guide and has not been officially measured or verified by the Agent. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. As part of the service we offer we may recommend ancillary services to you which we believe may help you with your property transaction. We wish to make you aware, that should you decide to use these services we will receive a referral fee. For full and detailed information please visit 'terms and conditions' on our website www.keithashton.co.uk



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