



## Westrow Drive

, Barking, IG11 9BN

Offers In Excess Of £585,000

## Barking & Dagenham



Welcome to this charming four-bedroom terraced house located on Westrow Drive in the sought-after area of Barking. This property boasts a spacious reception room, ideal for entertaining guests or relaxing with family. With four bedrooms, there is plenty of space for a growing family or those in need of a home office.

The house features an extended ground floor, providing even more living space and flexibility for various needs. The property benefits from a modern bathroom, ensuring convenience for all residents.

Situated within walking distance to Upney Station, commuting is made easy for those working in the city or needing to travel further afield. The convenience of having parking for one vehicle adds to the appeal of this lovely home.

With double glazing and gas central heating, this house offers comfort and energy efficiency all year round. Don't miss the opportunity to make this property your new home sweet home in Barking.



## ENTRANCE PORCH

RECEPTION ONE (Part of though lounge) 15'3" into bay x 12'11" (4.66m into bay x 3.94m)

Double glazed bay window to front. Carpeted flooring. Radiator. Open to reception two.

RECEPTION TWO (Part of though lounge) 12'1" x 11'6" (3.70m x 3.52m)

Carpeted flooring. Radiator. Doors to kitchen-diner. Open to reception one.

KITCHEN-DINER 18'7" max x 18'4" max (check floorplan) (5.68m max x 5.61m max (check floorplan))

Range of wall and base units. Gas cooker. Electric oven. Sink. Space for fridge-freezer, washing machine and dryer. Double glazed windows and door to garden.

## STAIRS TO FIRST FLOOR

BEDROOM ONE 15'2" into bay x 11'4" (4.64m into bay x 3.47m)

Double glazed bay window to front. Laminate flooring. Radiator. Built-in wardrobes

BEDROOM TWO 12'2" x 10'6" (3.72m x 3.22m)

Double glazed window to rear. Laminate flooring. Radiator.

BEDROOM THREE 8'5" x 7'5" (2.57m x 2.28m)

Double glazed window to front. Carpeted flooring. Radiator.

BATHROOM 8'4" x 8'2" (2.55m x 2.50m)

## STAIRS TO SECOND FLOOR

BEDROOM FOUR 11'4" x 10'9" (3.47m x 3.29m)

## EXTERIOR

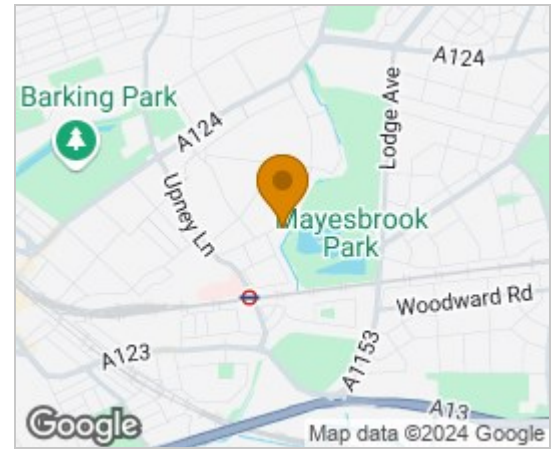
Rear garden - Approx. 100ft.

Front garden - Drive for one car.

## AGENTS NOTE

No service or appliances have been tested by Sandra Davidson Estate Agents.

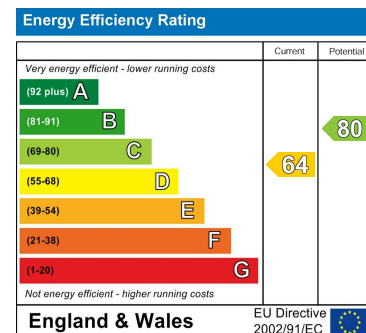
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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