



## 17 Denbigh Avenue

Rainham, ME8 7ET

£375,000



A well presented family home which has been lovingly maintained by the current vendor for many years. The thoughtfully configured accommodation includes a practical sized lounge, kitchen, adjoining dining area, a lovely and large conservatory overlooking the garden, utility area and useful downstairs W.C. Upstairs offers two double bedrooms, a further generous sized single, and a modern shower room.

Externally, the rear garden is considered a generous size for entertaining family and friends. This fine family home is centrally located for local schools both primary and secondary, health clubs, shops including a Tesco Extra and excellent motorway links. Must be viewed!



Entrance Door

Hallway

Lounge

13'9 x 11'4 (4.19m x 3.45m)

Kitchen

14'9 x 8'1 (4.50m x 2.46m)

Dining Area

9'8 x 8'2 (2.95m x 2.49m)

Utility Room

15'4 x 4'7 (4.67m x 1.40m)

W.C

5'1 x 4'9 (1.55m x 1.45m)

Conservatory

20'0 x 11'5 max (6.10m x 3.48m max)

Stairs To Landing

Bedroom One

11'8 x 10'3 (3.56m x 3.12m)

Bedroom Two

11'1 x 9'10 (3.38m x 3.00m)

Bedroom Three

10'5 x 7'2 (3.18m x 2.18m)

Shower Room

7'6 x 5'5 (2.29m x 1.65m)

Garden

approx 50' (approx 15.24m)

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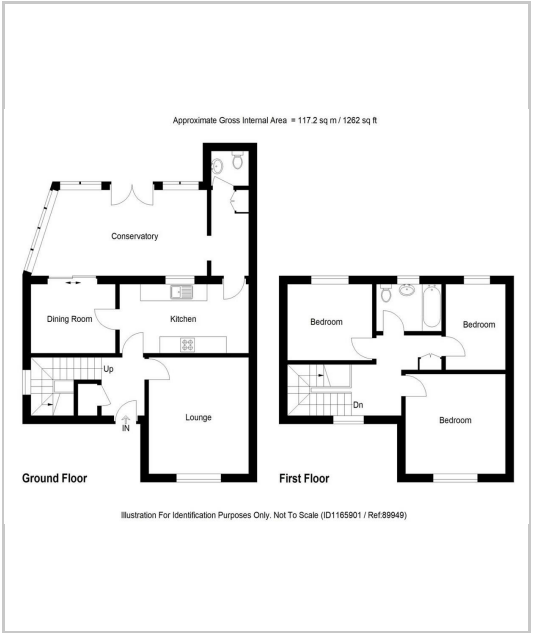
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Area Map



Floor Plans



Energy Efficiency Graph

