

# Marston Road, IG5

PAUL BERG

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£475,000  
Freehold

This well-presented three-bedroom semi-detached home is set in a popular part of Clayhall and offered with no onward chain.

Ideal for first-time buyers or investors, it features a spacious 20ft plus reception room, fitted kitchen, downstairs cloakroom and a 45ft south-west facing garden.

Upstairs offers three good-sized bedrooms, a family bathroom and useful storage. Off-street parking for two cars is included.

The property is well located for local shops, public transport, and green spaces. With plenty of potential to personalise or update, this is a smart choice for a range of buyers.

Viewing is highly recommended.

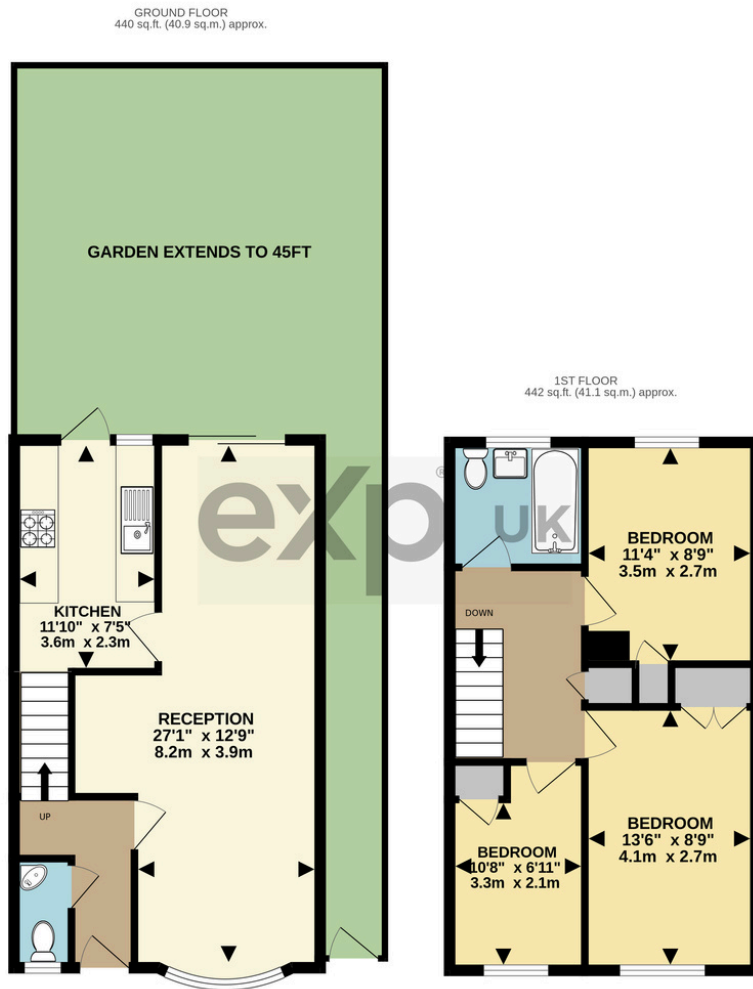




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Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Tenure: Freehold

Local Authority: London Borough of Redbridge

Council Tax: Band D: £2,189.67 per annum

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