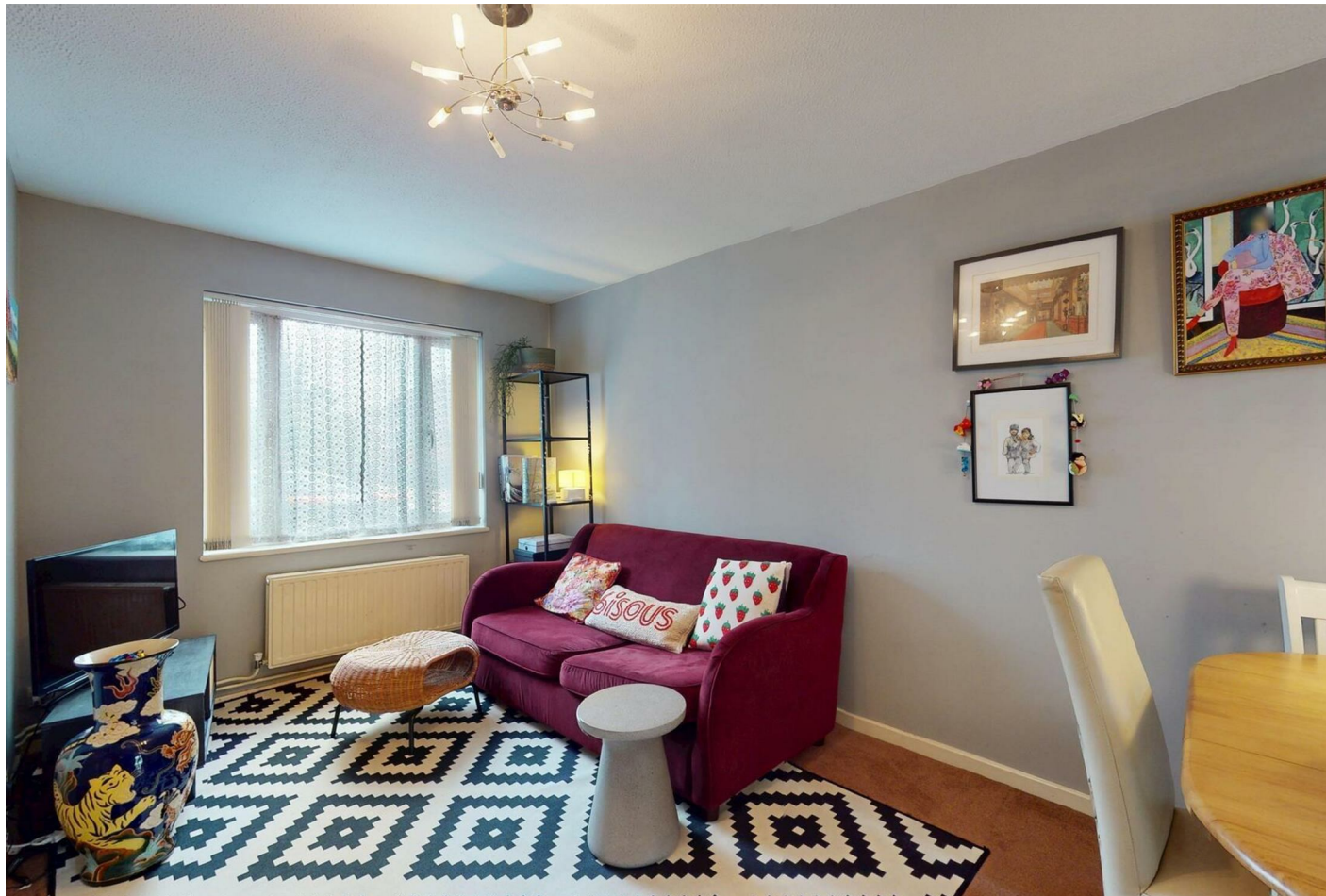




Hickman Close, London, E16 3TA

**£550,000**





## Hickman Close, London, E16 3TA

£550,000

Offering in the vibrant Custom House area, this well-maintained three-bedroom semi-detached home offers excellent value and no onward chain. The property sits in a quiet residential setting with quick links across East London.

Perfect for families, it features two double bedrooms, one single, and generous ground-floor living space with a porch and guest WC.

Outside includes a private fenced garden, large garage, and driveway. Side extension potential (STPP) makes it ideal for a growing household.

Families will appreciate the strong local schooling options, including Brampton Manor Academy and Ellen Wilkinson Primary. Green spaces are within walking distance, with both Beckton Park and King George V Park nearby for weekend walks and play.

Excellent transport links make travel easy, with fast road access to the A13, A12, A406, and M25 connecting to East London, Essex, and Kent.

An ideal choice for families, commuters, and buyers seeking flexibility and space.

Contact Barrain London Estate Agents today to arrange your viewing.



## Key Features

- 3 bedroom semi-detached family home with private fenced garden
- Driveway and large garage - easy access to A13, A12, A406 and M25
- Downstairs WC and Porch reception area
- Walking distance to Royals DLR and Custom House (Elizabeth Line) stations
- Offered with no onward chain
- Great condition and also extendable to the side (STPP)
- Excellent local schools including Brampton Manor Academy ASDA, LIDL, and Tesco all local
- Beckton and King George V parks are great local attractions

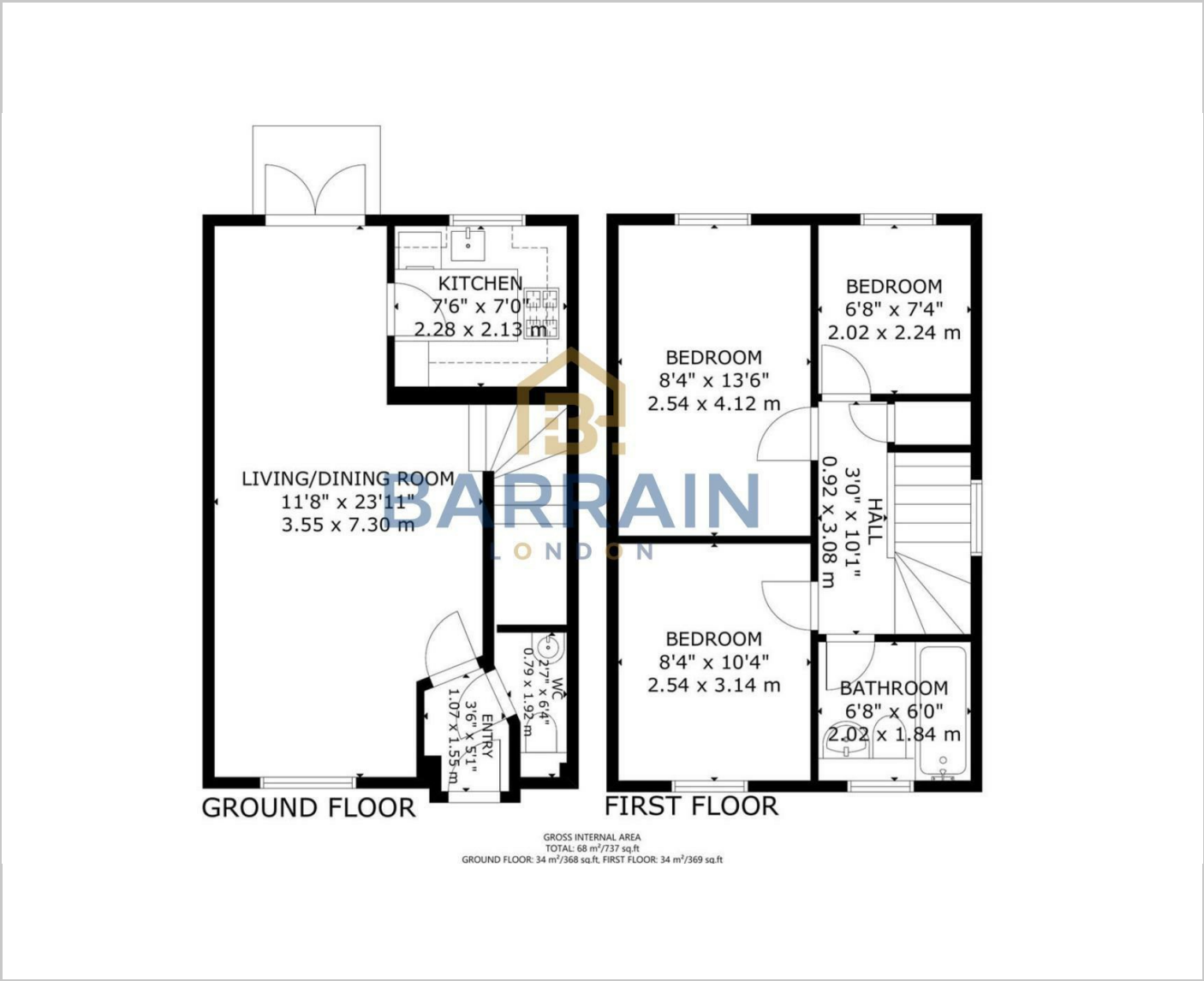
## Situation



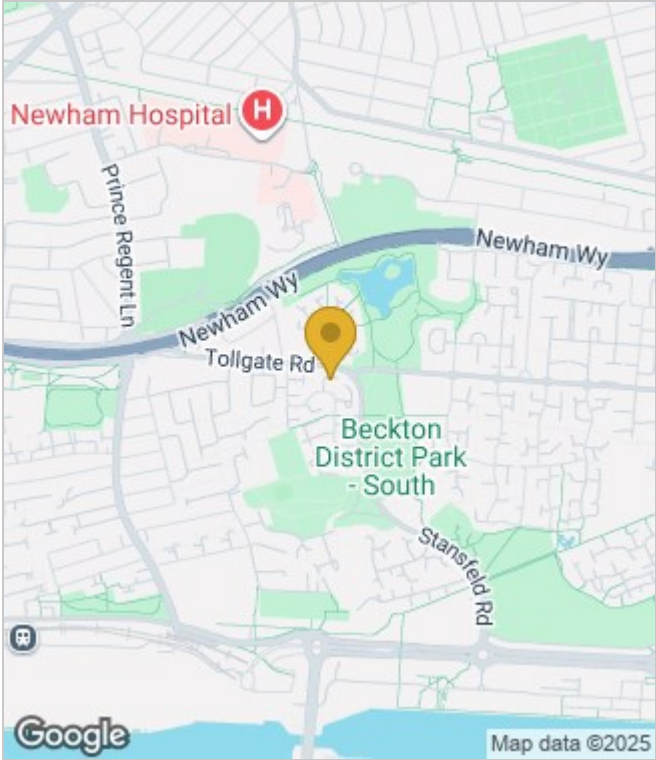
Council Tax Band: D



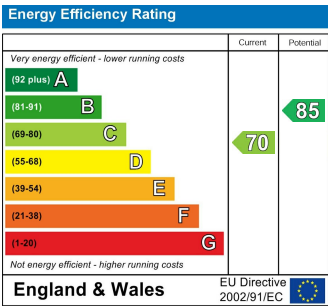
Floor Plans



Area Map



Energy Performance Graph



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