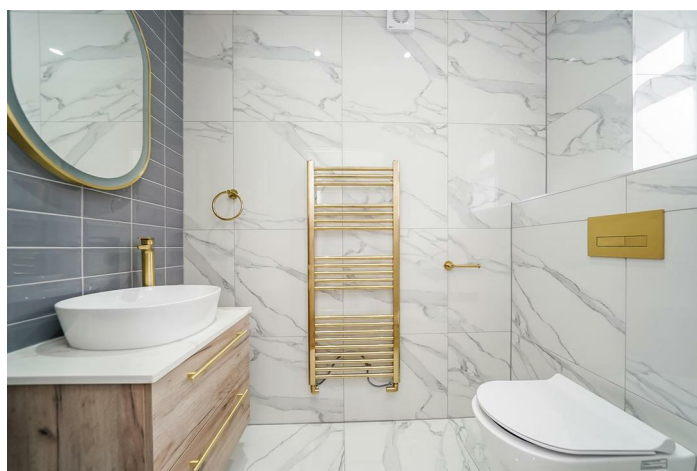


FREEHOLD



House - Detached (EPC Rating:)

5 DHANI CLOSE, ROMFORD, RM5 3BH

Guide price

£600,000

Green Lane Residential

Your personal estate agents with over 50 years experience



4



2



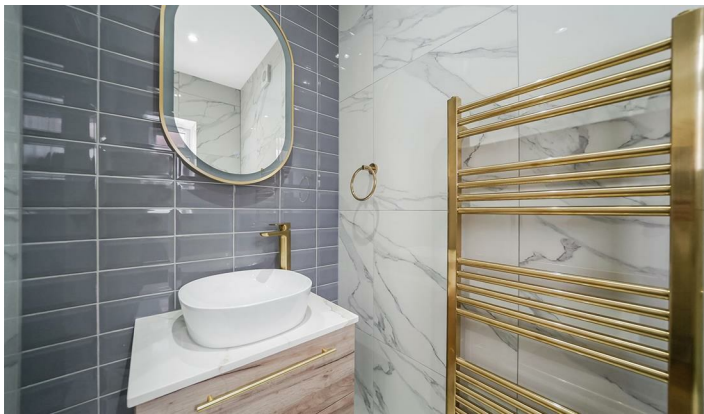
1



4 Bedroom House - Detached located in Romford

As the exclusive agent, Green Lane Residential is pleased to present these five newly built homes, situated in a private road just a short distance from Romford Town Centre. This intimate, high-quality development comprises four semi-detached, halls-adjointing homes, each arranged over three floors, offering approximately 1200 sq ft (120 sq meters) of living space. These homes feature four bedrooms, two bathrooms, a spacious open-plan living area on the ground floor, and allocated parking. Additionally, there is a stunning detached four-bedroom home, also offering 1240 sq ft (115.2 sq meters) of accommodation, ideal for those seeking more privacy.

This development is the latest project from a well-established development company known for delivering high-quality homes across East London and Essex.

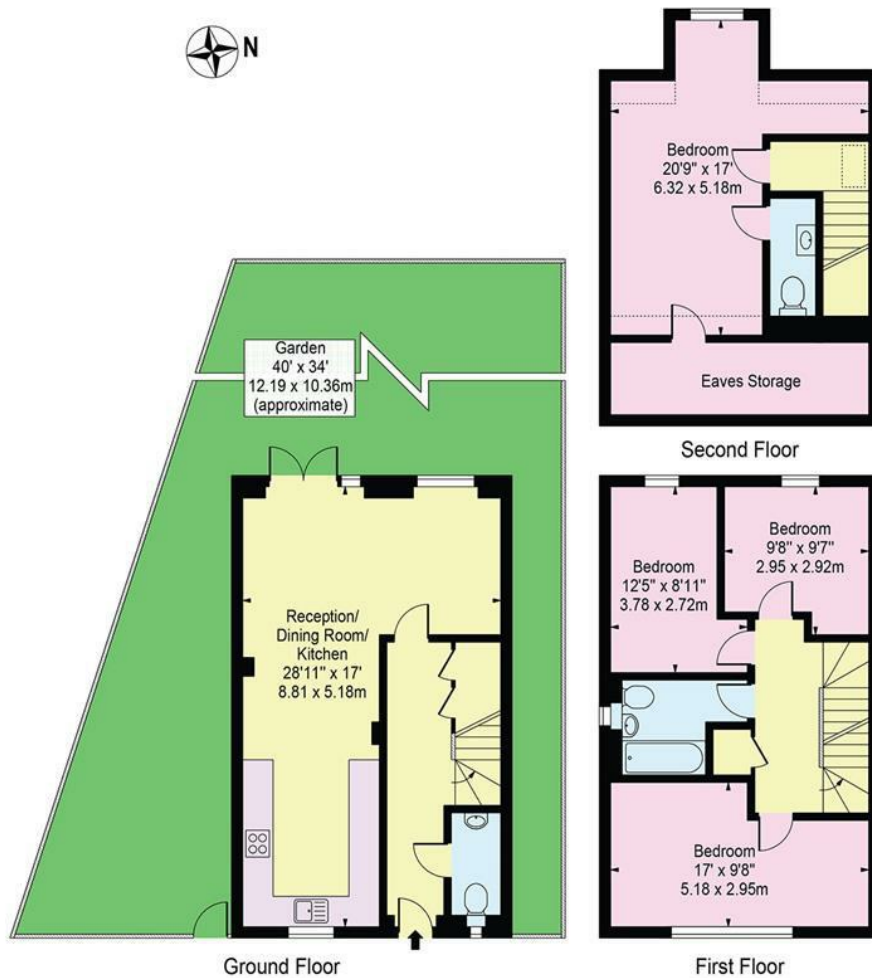




Dhani Close, RM5 3BH

Approx. Total Internal Area 1368 Sq Ft - 127.09 Sq M
(Including Eaves Storage & Restricted Height Area)

Approx. Gross Internal Area 1240 Sq Ft - 115.20 Sq M
(Excluding Eaves Storage & Restricted Height Area)



For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

Council Tax Band

Energy Performance Graph

| Energy Efficiency Rating | | Current | Potential |
|---|---|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) | A | | |
| (81-91) | B | | |
| (69-80) | C | | |
| (55-68) | D | | |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |

Call us on

02081293838

admin@greenlaneresidential.co.uk
greenlaneresidential.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

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