

Stanley Road North, Rainham, RM13 8AX



welcome to

Stanley Road North, Rainham

A very well presented three double bedroom DETACHED BUNGALOW located in a popular area of Rainham, with potential to extend in to the loft (STPP) the property boasts a modern kitchen and bathroom, large lounge, beautiful garden with office space and driveway parking.

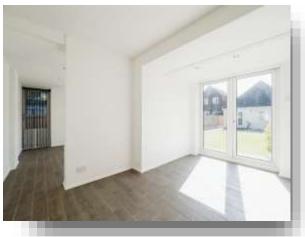


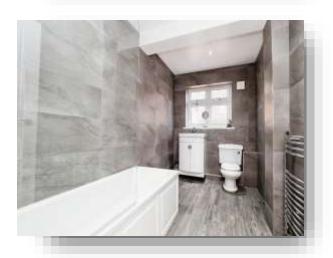














This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

Driveway

Entrance Hall

Kitchen

13' 11" x 11' 4" (4.24m x 3.45m)

Bedroom One

10' 5" x 19' 6" (3.17m x 5.94m)

Bedroom Two

15' 5" Into Bay x 10' 5" (4.70m Into Bay x 3.17m)

Bedroom Three

10' 4" x 8' 6" (3.15m x 2.59m)

Lounge Diner

24' 10" x 13' 11" (7.57m x 4.24m)

Outbuilding Room One

13' 4" x 9' 1" Max (4.06m x 2.77m Max)

Outbuilding Room Two

13' 1" narrowing to 12' " x 13' 3" (3.99m narrowing to 3.66m x 4.04m)

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- POTENTIAL TO EXTEND INTO THE LOFT (STPP)
- Three Double Bedrooms
- Large Lounge
- Modern Bathroom and Kitchen
- Beautiful Garden

Tenure: Freehold EPC Rating: D

offers in excess of

£550,000









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Property Ref: RHM102561 - 0002 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we and boundaries of the property and other important matters before exchange of contracts.

would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for quidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent





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