



P Resident permit holders only
E Mon - Fri 8.30 am - 5.30 pm

william h brown
for sale
0208 394 3017

Hurstbourne Gardens, Barking IG11 9UX

welcome to

Hurstbourne Gardens, Barking

Larger Than Average Three Bedroom House situated just off of Longbridge Road and being within easy access of both Barking and Upney Stations, Bus Routes, Local Schools and Amenities



Reception One

16' 1" x 15' 1" (4.90m x 4.60m)

Reception Two

16' 1" x 12' 1" (4.90m x 3.68m)

Kitchen

11' 1" x 9' 1" (3.38m x 2.77m)

Garden

Cellar

Bedroom One

14' 1" x 15' 1" (4.29m x 4.60m)

Bedroom Two

12' 1" x 10' 1" (3.68m x 3.07m)

Bedroom Three

12' x 8' (3.66m x 2.44m)

First Floor Bathroom



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welcome to

Hurstbourne Gardens, Barking

- THREE BEDROOM HOUSE
- SITUATED JUST OFF LONGBRIDGE ROAD
- EASY ACCESS TO BARKING AND UPNEY STATIONS
- TWO RECEPTION ROOMS
- LARGE REAR GARDEN

Tenure: Freehold EPC Rating: D

£525,000



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Please note the marker reflects the postcode not the actual property



Property Ref:
BKG104379 - 0002

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

William H Brown incorporating Porter Glenny is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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