



Champness Road, Barking, IG11 9PD

welcome to

Champness Road, Barking

Well-Proportioned One Bedroom Ground Floor Flat situated a Short Walk from Upney Station, Bus Routes and Local Amenities.



**Lounge**

15' 6" x 10' 5" (4.72m x 3.17m)

Kitchen

11' 5" x 6' 4" (3.48m x 1.93m)

Bedroom

11' 6" x 11' 1" (3.51m x 3.38m)

Shower Room

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Champness Road, Barking

- GROUND FLOOR FLAT
- ONE DOUBLE BEDROOM
- FITTED KITCHEN
- CLOSE TO UPNEY STATION
- INVESTMENT POTENTIAL

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: 1800.00

Ground Rent: 375.00

This is a Leasehold property with details as follows; Term of Lease 99 years from 25 Mar 2024. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£225,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
BKG105157 - 0004

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