



## Hunters Square, Dagenham

Guide Price £460,000



- A fantastic size three bedroom semi detached family home
- Large single storey side extension
- Lovely size lounge
- Large dining room
- Kitchen
- Family bathroom
- Three nice size bedrooms
- Wonderful size rear garden with workshop and shed to remain
- Driveway parking
- Prime position for Dagenham Heathway tube station



**Colubrid Estate Agents are thrilled to welcome to the market this fantastic size three bedroom semi detached family home benefitting from a large single storey side extension and being located within a prime position for Dagenham Heathway tube station.**

**Accommodation boasts an entrance hallway, large lounge, dining room, kitchen, family bathroom and three bedrooms. Externally the property has a large rear garden with workshop and shed to remain and the front of the property provides driveway parking.**

**GUIDE PRICE - £450,000 - £475,000**

Impressive entrance hall commences with stairs leading to first floor landing. Three storage cupboards.

Dining room 13'7 x 11'7 double glazed window to front.

Kitchen 11'8 x 6'1 range of wall and base mounted units with matching storage drawers. Worksurfaces housing sink drainer. Tiling to splash backs. Electric hob, oven, space for other appliances. External door to garden. Double glazed window to rear.

Bathroom comprises panel bath, wash hand basin and low level wc. Part tiling to walls. Obscure double glazed window.

Large lounge 23'5 x 11'11 French double glazed doors to rear. Double glazed window to front. Coved ceiling.

First floor landing is home to three bedrooms.

Bedroom one 12'7 x 9'1 double glazed window to front. Fitted wardrobes.

Bedroom two 10'8 x 9'2 double glazed window to rear.

Bedroom three 8'4 x 7'4 double glazed window to rear.

Externally the property has a mature rear garden commencing with patio seating area. Side access gate, raised pond, outside water tap and shed to remain. Remaining garden is lawned with various trees and bushes.

Workshop 12'1 x 9'9 power and light connected.

Driveway parking.

Council Tax Band: C

Local Authority: Barking & Dagenham

Disclaimer: Council Tax is given as a guide only and should be checked and confirmed before exchange of contracts.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. All verification of property details should be made by your legal representative for the purchase of the property to ensure that all information including but not limited to; Tenure, lease information, parking facilities, planning permission, and building regulations is accurate and correct.

The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as guide to prospective buyers only and are not precise.

Floorplans where included may not be to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.



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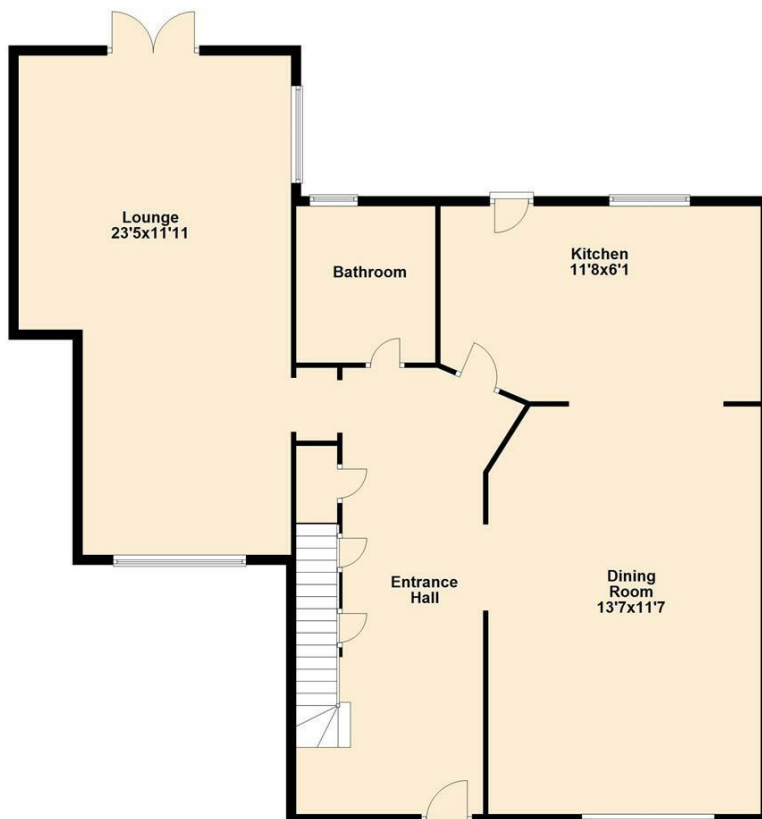
# Local Life

Dagenham is a town in East London, England, within the London Borough of Barking and Dagenham. Dagenham is centred 11.5 miles east of Charing Cross.

There are London Underground services from Becontree, Dagenham East, and Dagenham Heathway. C2c, easy access to A13 road links.



Ground Floor



First Floor

