



Lodge Lane, Collier Row, Romford

Offers In Excess Of £450,000 Freehold

- Detached bungalow
- Two double bedrooms
- Formal reception
- Large, Westerly garden
- Chain free
- Far reaching views to the rear
- Detached garage, large driveway and car port
- Sun room
- In need of modernisation
- 0.4 Miles from Collier Row shops

Featuring a car port, detached garage and West facing garden, Petty Son & Prestwich are pleased to offer this two bedroom detached bungalow in need of modernisation.

Positioned on Lodge Lane in Collier Row, with far reaching views across open green space, this detached bungalow offers residents a tranquil setting, with Havering Country Park and endless surrounding countryside offering plenty to explore and enjoy. Local amenities are a short walk away, with Collier Row providing a range of shops, bars, café's and restaurants (0.4 miles).

The property itself is set back from the road with a driveway leading to a car port, further driveway and detached garage beyond, positioned at the rear of the garden. Internally the home could benefit from some modernisation, but offers well proportioned rooms, all set off of a deep corridor which runs down the side of the property. The home comprises a formal reception to the front, kitchen/dining room, two double bedrooms, family bathroom and sun room which benefits from the favourable Westerly facing. The rear garden is a good size and is mainly laid to lawn with greenhouse to the rear and is not only remarkably quiet but feels very private thanks to the open aspect to green space at the rear. The home is offered to market with no onward chain.

EPC Rating: E52
Council Tax Band: D

Sitting Room
14'11 x 12'6

Kitchen/Diner
16'5 x 9'0

Sun Room
17'3 x 8'5

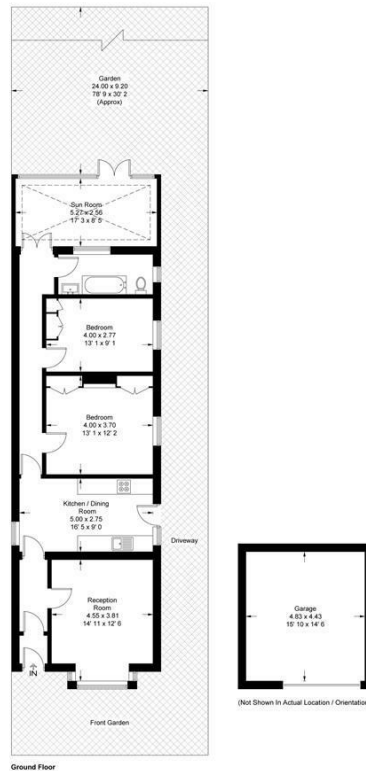
Bedroom One
13'1 x 12'2

Bedroom Two
13'1 x 9'1

Garage
15'10 x 14'6

Lodge Lane

Approximate Gross Internal Area = 1004 sq ft / 93.3 sq m
Garage = 232 sq ft / 21.6 sq m
Total = 1236 sq ft / 114.9 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.