

# DURDEN & HUNT

INTERNATIONAL



## Kenway, Rainham RM13

£450,000

- Great Transport Links
- Off Road Parking
- Well Maintained Throughout
- Patio And Lawn Garden
- Open Plan Living And Dining Room
- Modern Kitchen
- Three Bedrooms
- Contemporary Family Bathroom

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Council Tax Band: D



Located in Rainham, this well appointed semi detached property offers modern living across two floors.

The ground floor features an inviting open plan living and dining area with doors opening directly onto the rear garden, creating a seamless indoor outdoor flow, perfect for entertaining or family living. A separate, contemporary kitchen adds both style and practicality to the layout.

Upstairs, the home boasts two generously sized double bedrooms and a third versatile room, ideal for use as a nursery, home office, or guest bedroom. A sleek and modern family bathroom completes the first floor.

Outside, the property enjoys a private rear garden with a combination of patio and lawn, ideal for relaxing or hosting. Side gate access leads to the front, where off road parking provides added convenience.

Ideally located for a wealth of local shops, eateries, and well regarded schools, whilst Spring Farm Park offers green space for outdoor leisure. Excellent transport links include the C2C rail line to London and easy access to the A13.

Contact Durden & Hunt for a viewing!

Council Band D Havering

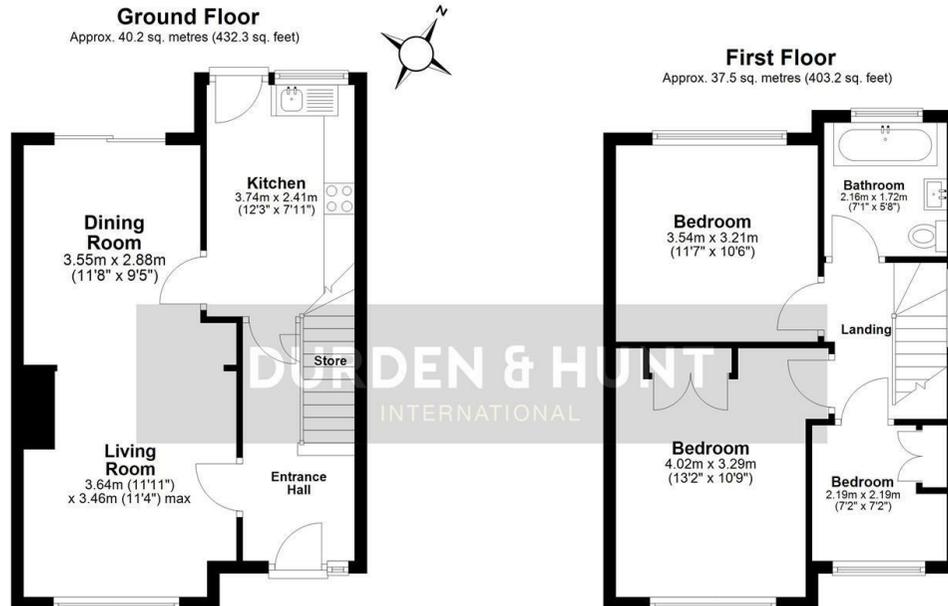
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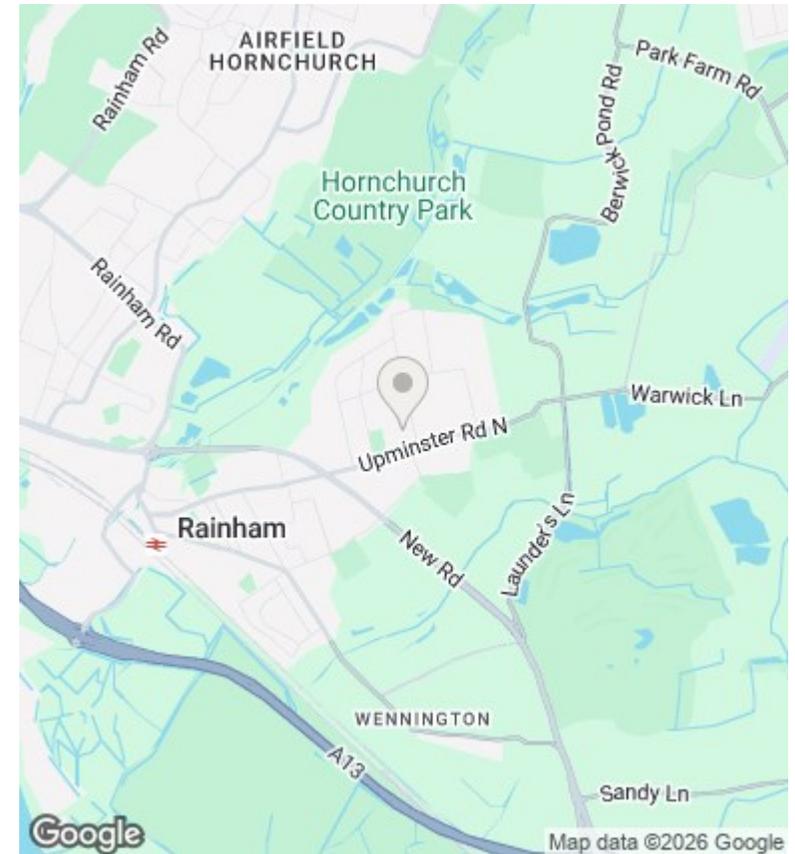


Total area: approx. 77.6 sq. metres (835.5 sq. feet)

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**Kenway**



## Viewings

Viewings by arrangement only. Call 01708 202 777 to make an appointment.

## Council Tax Band

D

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus)	A		
(81-91)	B		84
(69-80)	C	69	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	