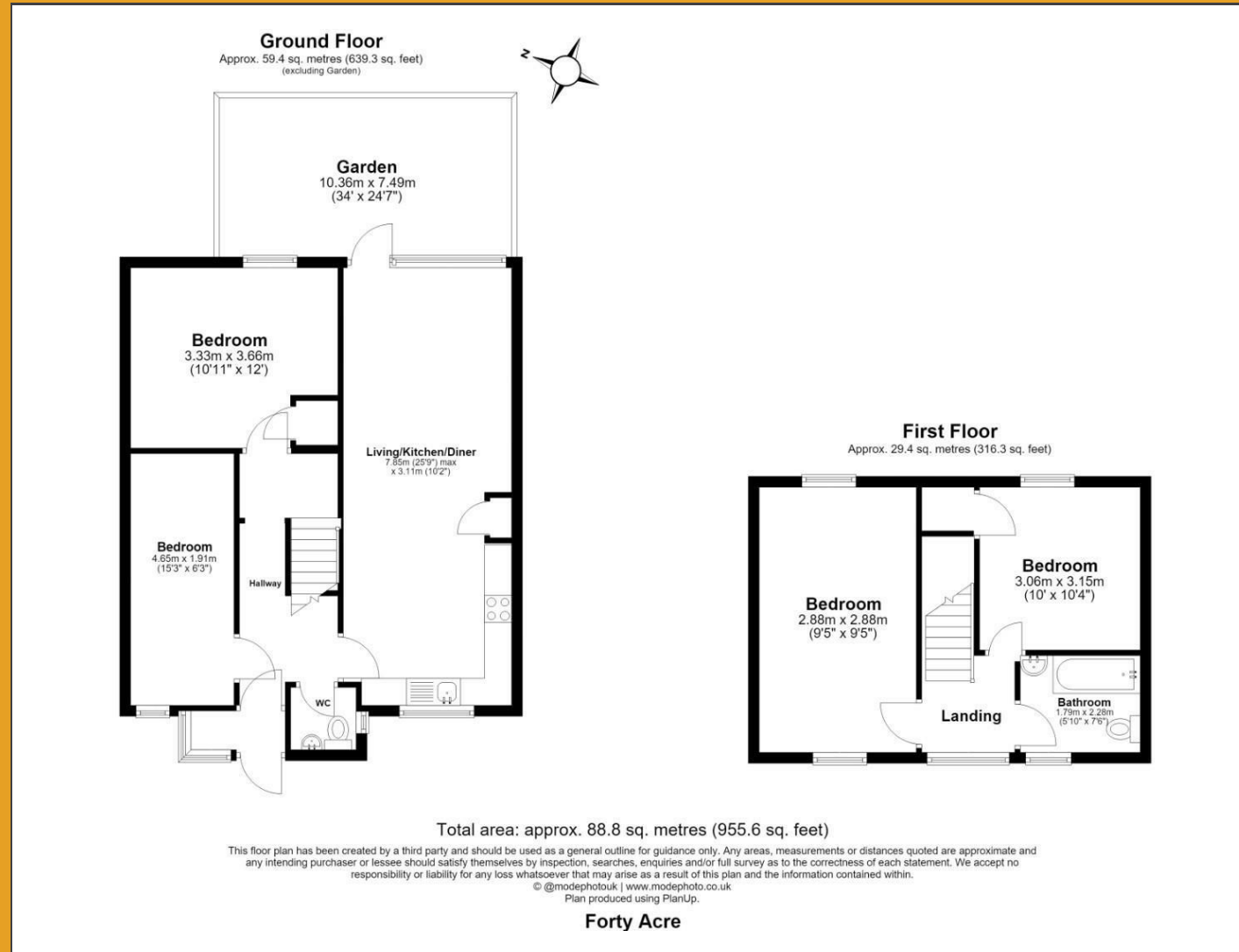


# Floor Plan

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£400,000

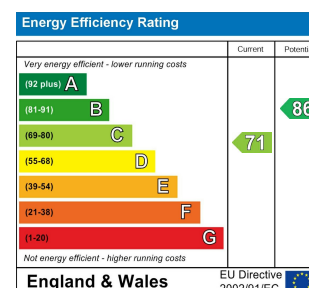
These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

## 11 Forty Acre Lane, London, E16 1QL

Bricks Estate Agents is delighted to present this well designed finished originally 2 bedroom turned into 4 bedroom-terrace home, complete with two bathrooms situated in the highly sought-after area of Canning Town.

## Contact Us

-  0203 634 9998
-  hello@bricksestateagents.co.uk
-  186 Queens Road, Buckhurst Hill, Essex, IG9 5BD



# 11 Forty Acre Lane, London, E16 1QL



• Guide Price £400,000 - £425,000

• Spacious Entrance Hallway Featuring Ample Storage Solutions.

• Expansive Living Room And Dining Room Ideal For Family Gatherings.

• Generous Garden Offering Ample Space For Family Activities And Al Fresco Dining.

• Versatile Reception / Bedrooms For Extra Storage Or Workspace.

• Well-Designed Terrace Home Originally Converted From Two Bedrooms To Four Bedrooms.

• Well-Appointed Downstairs Bathroom With Full Bath, Separate Shower, And Elegant Finishes.

• Large Kitchen With Gas Central Heating, Perfect For Culinary Enthusiasts.

• Luxurious Master Bedroom With Built-In Storage And Comfort.

• Vibrant Community Atmosphere With Nearby Shops, Supermarkets, And Schools.

## Living / Kitchen / Dining

25'9" x 10'2" (7.85 x 3.11)

## Bedroom Four / Reception Room

15'3" x 6'3" (4.65 x 1.91)

## Bedroom Three / Reception Room

10'11" x 12'0" (3.33 x 3.66)

## Master Bedroom

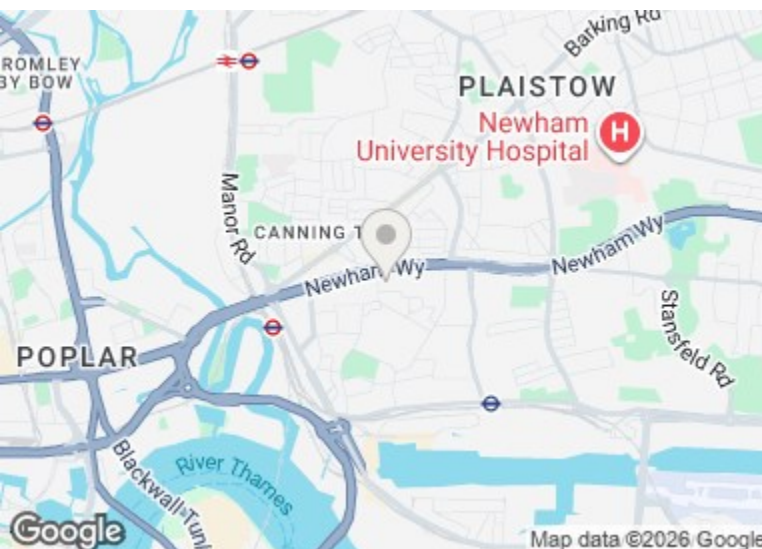
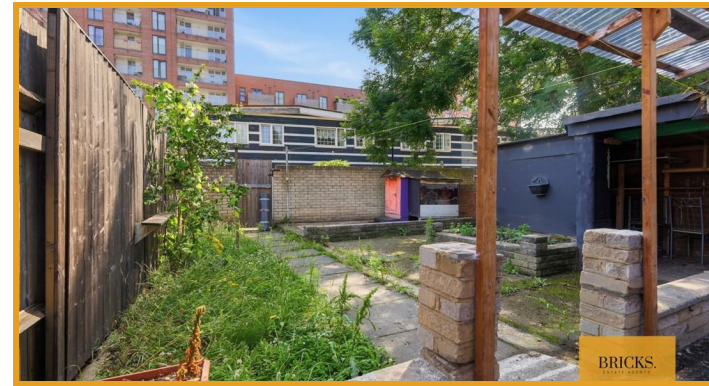
9'5" x 9'5" (2.88 x 2.88)

## Bedroom Two

10'0" x 10'4" (3.06 x 3.15)

## Family Bathroom

5'10" x 7'5" (1.79 x 2.28)



## Directions

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