



Shirley Gardens, Barking, IG11 9XB

william
h brown
Incorporating
Porter Glenny

welcome to

Shirley Gardens, Barking

CHAIN FREE Three Bedroom Mid-Terrace House situated on the Popular Faircross Estate and with easy access to both Barking and Upney Stations, Local Schools and Bus Routes.

Reception One

Reception Two

Kitchen

Dining Room

Ground Floor Shower Room

Paved Rear Garden

Bedroom One

Bedroom Two

Bedroom Three

Family Bathroom

**welcome to
Shirley Gardens,
Barking**

- WILLIAM H BROWN PRESENTS
- CHAIN FREE
- FAIRCROSS ESTATE
- EXCELLENT TRANSPORT LINKS
- WELL PRESENTED THROUGHOUT

Tenure: Freehold EPC Rating: C

Council Tax Band: D

£550,000

view this property online williamhbrown.co.uk/Property/BKG105061



Property Ref:
BKG105061 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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Glenny**



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