



New Cottages, Wennington Road, Wennington, Rainham, RM13 9DR

welcome to

New Cottages Wennington Road, Wennington Rainham

Charming village cottage at an affordable price—perfect for first-time buyers or downsizers.

Great value with huge potential, offering countryside living without stretching your budget



Entrance Porch

Lounge

12' x 11' 7" (3.66m x 3.53m)

Dining Room

12' + recess x 10' 10" (3.66m + recess x 3.30m)

Kitchen

13' x 7' 2" (3.96m x 2.18m)

Landing

Bedroom One

12' max x 11' 7" max (3.66m max x 3.53m max)

Bedroom Two

11' x 7' 7" (3.35m x 2.31m)

Bathroom

7' 8" x 3' 11" (2.34m x 1.19m)

Garden



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welcome to

New Cottages Wennington Road, Wennington Rainham

- Affordable price with fantastic potential
- Ideal for first-time buyers or downsizers
- Charming village location overlooking fields
- Two well-proportioned bedrooms
- Separate lounge and dining room

Tenure: Freehold EPC Rating: D

Council Tax Band: C

offers in excess of

£300,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
RHM103092 - 0003

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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