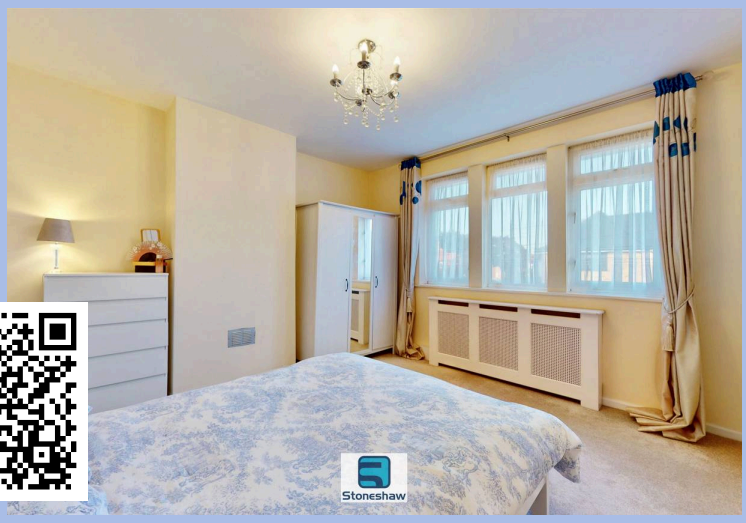


Armstead Walk, Dagenham

Guide Price £250,000 - £265,000 Leasehold

Excellent Condition • 2 Double Bedrooms • Private Garden To Rear Plus Balcony From Kitchen • Lease Approx 110 Years • Lounge/Diner • Separate Kitchen With Store Room • Separate Bathroom & W/c • Easy Access To Heathway Station • Double Glazing & Gas Central Heating

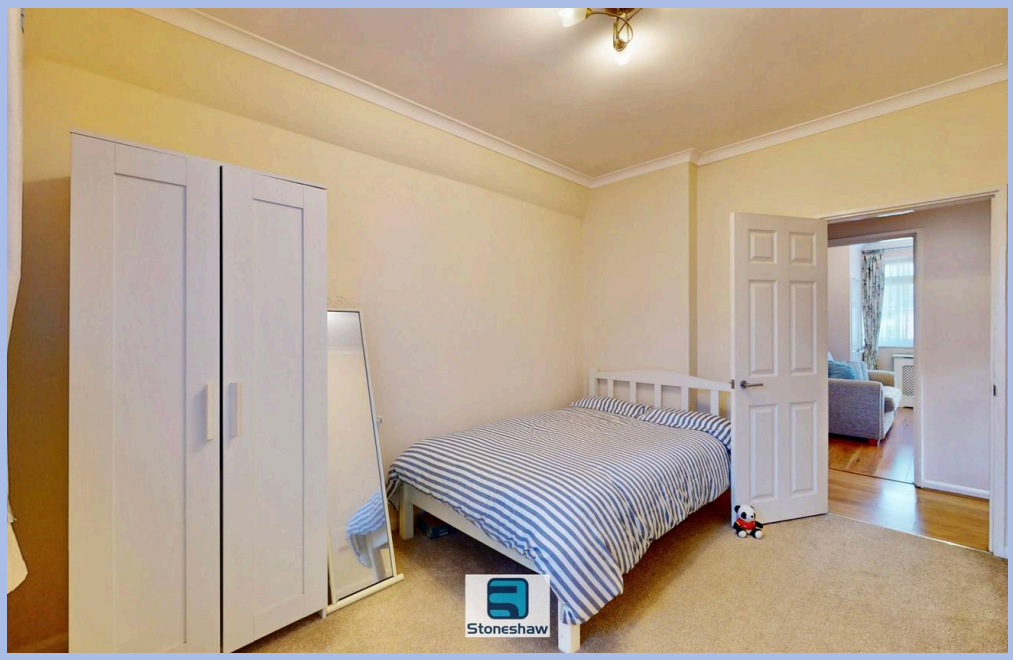
Stoneshaw

Guide Price £250,000 to £265,000. 2 double bedroom 1st floor flat in excellent condition with private garden & balcony, separate kitchen, gas heating, double glazing, 110 year lease.
Council Tax band: A

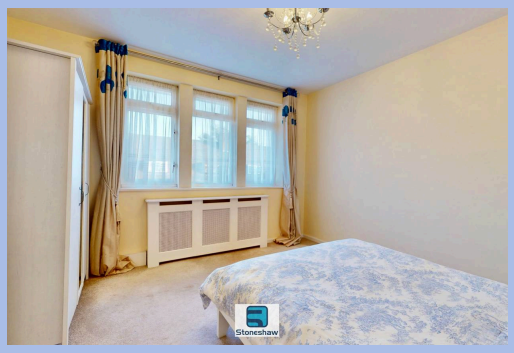
Tenure: Leasehold

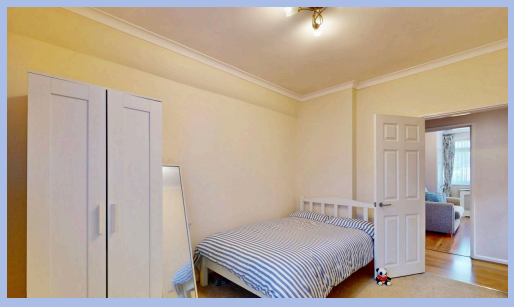
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E



- Excellent Condition
- 2 Double Bedrooms
- Private Garden To Rear Plus Balcony From Kitchen
- Lease Approx 110 Years
- Lounge/Diner
- Separate Kitchen With Store Room
- Separate Bathroom & W/c
- Easy Access To Heathway Station
- Double Glazing & Gas Central Heating





Hallway
Via double glazed door, laminate flooring, radiator, double glazed window to side aspect, doors to bedrooms, W/c, living room and kitchen.

Living Room
14' 10" x 11' 3" (4.53m x 3.42m)
at maximum point. Laminate flooring, flat plastered ceiling and walls, radiator, built in storage cupboard, double glazed window to front aspect.

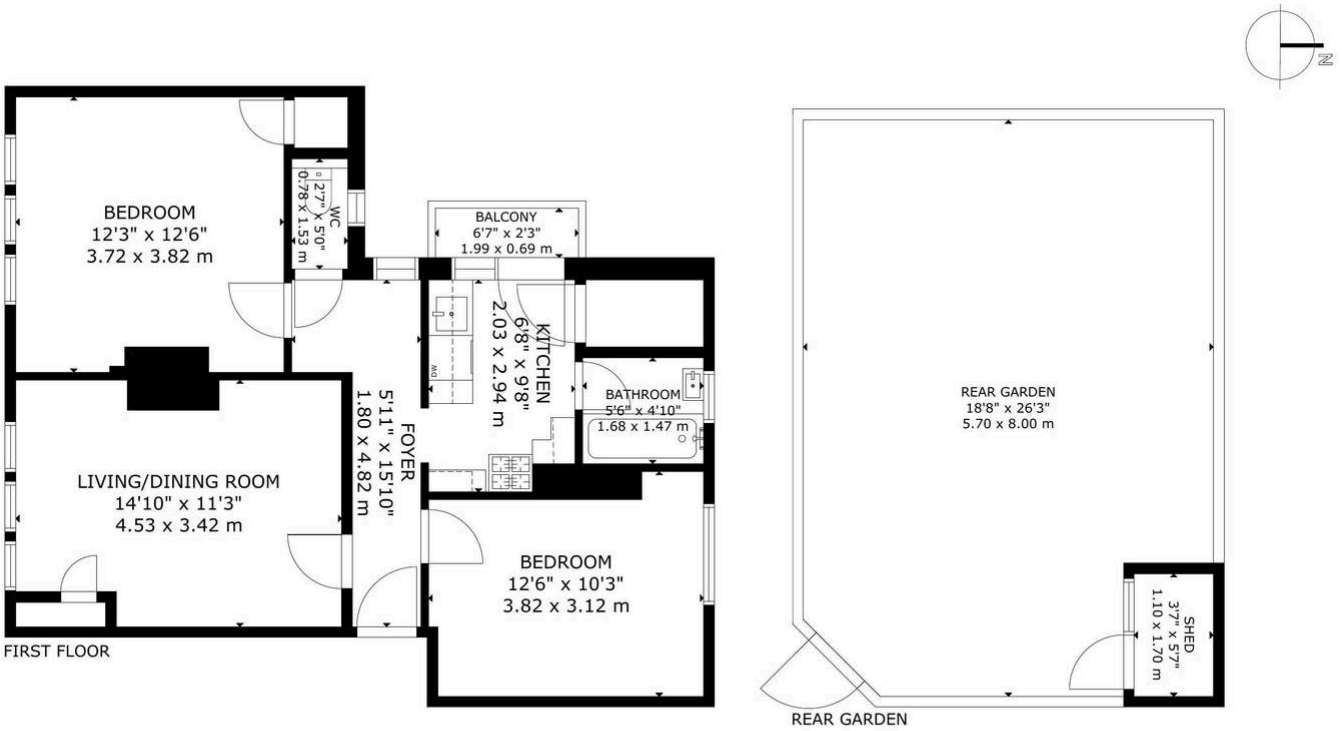
Bedroom 2
12' 6" x 10' 3" (3.82m x 3.12m)
at maximum point. Fitted carpet, flat plastered ceiling and walls, radiator, double glazed window to rear aspect.

Bedroom 1
12' 2" x 12' 2" (3.71m x 3.72m)
at maximum point. Fitted carpet, flat plastered ceiling and walls, radiator, built in storage cupboard, double glazed window to front aspect.

W/c
Low level w/c, heated towel rail, ceramic tiled floor, flat plastered walls and ceiling with spot lights, double glazed window to rear aspect.

Kitchen
9' 9" x 6' 11" (2.96m x 2.10m)
plus walk in storage cupboard. Eye and base level units, granite effect work tops, space and plumbing for gas cooker and under counter fridge/freezer, ceramic tiled splash backs, tile effect laminate floor, double glazed door to balcony, double glazed window to side aspect, door to bathroom, door to walk in cupboard with space and plumbing for washing machine plus wall mounted gas boiler, flat plastered walls and ceiling with spot lights.

Bathroom
2 piece suite comprising panel enclosed bath with mixer tap/shower attachment plus electric shower, wash basin in vanity unit, ceramic tiled splash backs, vinyl floor, radiator, flat plastered ceiling with spot lights, double glazed window to rear aspect.



GROSS INTERNAL AREA
TOTAL: 61 m²/660 sq ft
FIRST FLOOR: 61 m²/660 sq ft
EXCLUDED AREAS: SHED: 2 m²/20 sq ft, REAR GARDEN: 43 m²/460 sq ft
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

Stoneshaw
Estate and Letting Agent

You can include any text here. The text can be modified upon generating your brochure.