



Crow Lane, Romford, RM7 0ES

Open To Offers £235,000



# Crow Lane

Romford, RM7 0ES

- EPC RATING C
- One bedroom
- Kitchen
- Lease circa 118 years
- SHARE OF FREEHOLD
- First floor flat
- Lounge
- Bathroom
- CHAIN FREE

## SHARE OF FREEHOLD

Nestled in the heart of Romford on Crow Lane, this charming first-floor flat presents an excellent opportunity for both first-time buyers and investors alike. The property boasts a well-proportioned reception room, perfect for relaxation or entertaining guests. The single bedroom offers a cosy retreat, while the bathroom is conveniently located to serve both residents and visitors.

With a lease of 118 years remaining, this flat provides peace of mind for future ownership. The property is chain-free, allowing for a smooth and efficient purchasing process. Additionally, the flat includes parking for one vehicle, a valuable feature in this bustling area.

Romford is known for its vibrant community and excellent transport links, making it an ideal location for those who commute or enjoy the amenities of urban living. This flat is a wonderful blend of comfort and convenience, making it a must-see for anyone looking to settle in this desirable part of Essex. Don't miss the chance to make this delightful flat your new home.



## ENTRANCE

## LOUNGE

16'2" x 15'7" (4.93m x 4.77m)

## KITCHEN

12'11" x 10'3" (3.95m x 3.14m)

## BEDROOM

8'9" x 7'1" (2.68m x 2.18m)

## BATHROOM

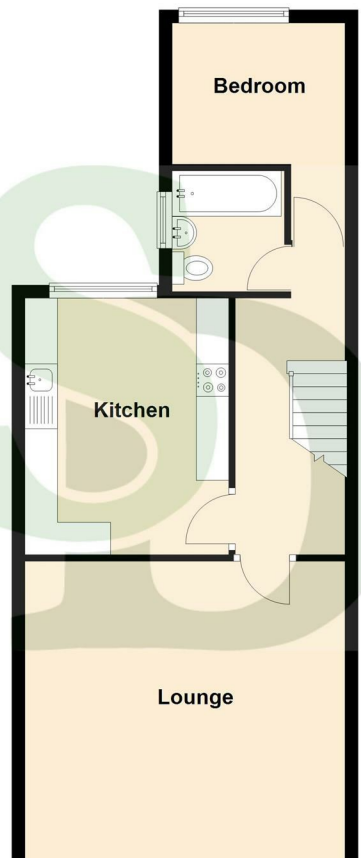
6'1" x 5'8" (1.86m x 1.73m)

## AGENTS NOTE

## SELLERS NOTE



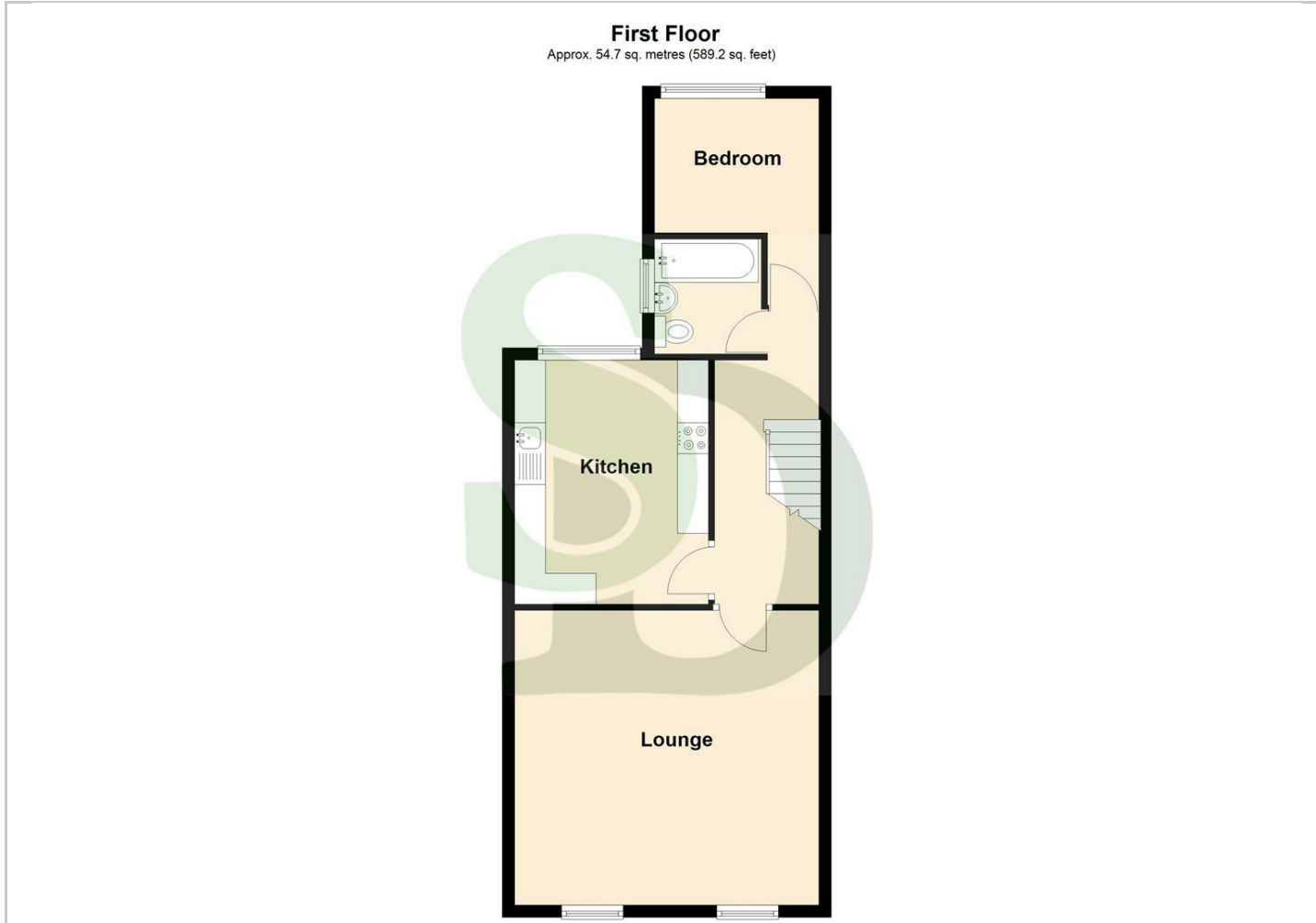
**First Floor**  
Approx. 54.7 sq. metres (589.2 sq. feet)



Directions



## Floor Plans



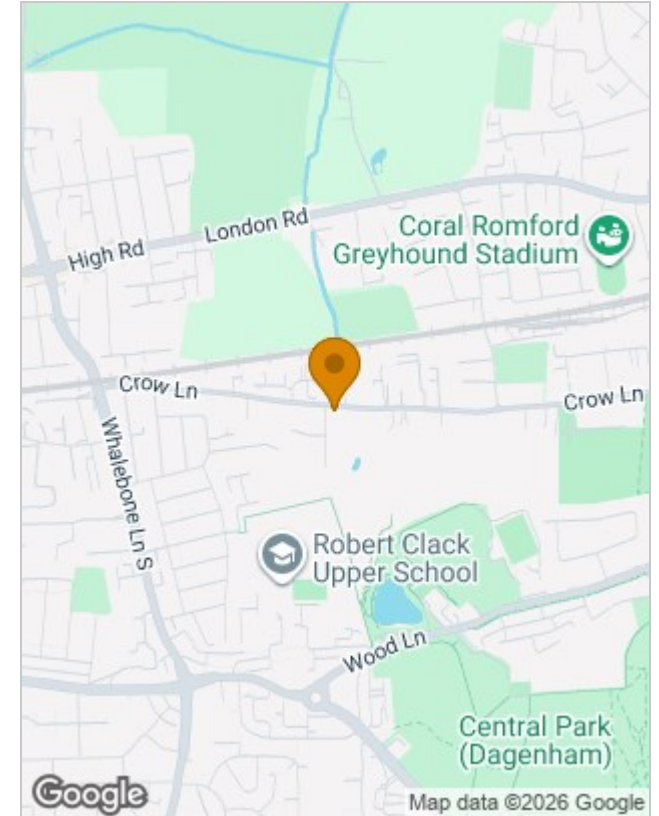
## Viewing

Please contact our Seven Kings Sales Office on 020 8597 7372 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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## Location Map



## Energy Performance Graph

