



Noble
Residential



Stanley Road North

Rainham, RM13 8AX

Offered for sale with no onward chain is this three bedroom detached bungalow, the ground floor accommodation comprises of entrance hall, open plan kitchen/diner and reception room to rear overlooking the garden, a double bedroom with ensuite shower room and a family bathroom on the first floor there are two further double bedrooms and a shower room. Externally there is parking to the front and a 120 ft rear garden.

£450,000 - Freehold - Council Tax: Band D

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Entrance Hall

Entrance door, laminate flooring, coved ceiling, two radiators.

Reception Room

14' x 10'3 (4.27m x 3.12m)

Double glazed patio doors to rear, laminate flooring, radiator, open plan to kitchen/diner.

Kitchen/Diner

14'5 x 11'10

Two double glazed windows to side, laminate flooring, radiator, wall and base units, stainless steel single drainer sink, electric hob, extractor, integrated fridge and freezer, breakfast bar, part tiled walls, open plan to lounge.

Bedroom

14'7 x 11'10 narrowing to 8'5 (4.45m x 3.61m narrowing to 2.57m)

Double glazed bay window to front, carpet, radiator, built in wardrobe.

Ensuite

Extractor, low level WC, shower cubical, wash hand basin, part tiled walls, heated towel rail.

Bathroom

Frosted double glazed window to side, extractor, paneled bath tub, low level WC, vanity wash hand basin, tiled floor, part tiled walls, heated towel rail.

Study Area

10'6 x 8'5 (3.20m x 2.44m)

Double glazed window to side, carpet, radiator, stairs to first floor.

Landing

Cupboard, carpet.

Bedroom

13'8 x 10'10 (4.17m x 3.30m)

Double glazed window to side, carpet, radiator, cupboard housing boiler.

Bedroom

13'8 x 9'7 (4.17m x 2.92m)

Double glazed window to side, carpet, radiator.

Shower Room

Frosted double glazed window to side, shower cubicle, low level WC, vanity wash hand basin, heated towel rail, part tiled walls, tiled floor, heated towel rail.

Garden

approx 120ft (approx 36.58mft)

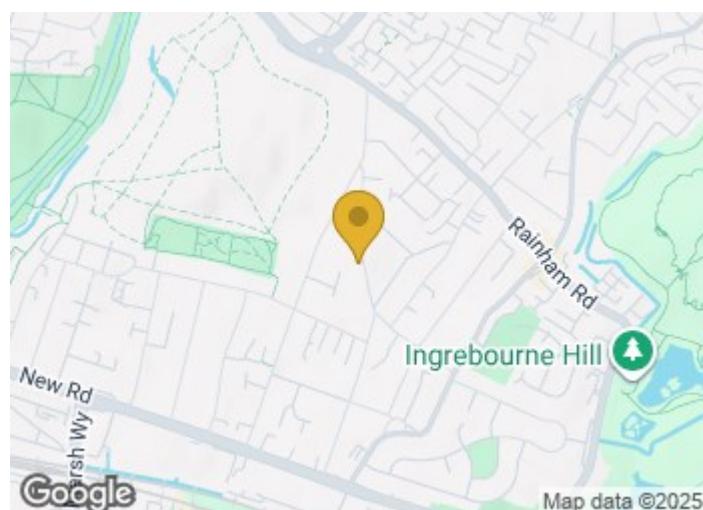
Side pedestrian access, decking, lawn.

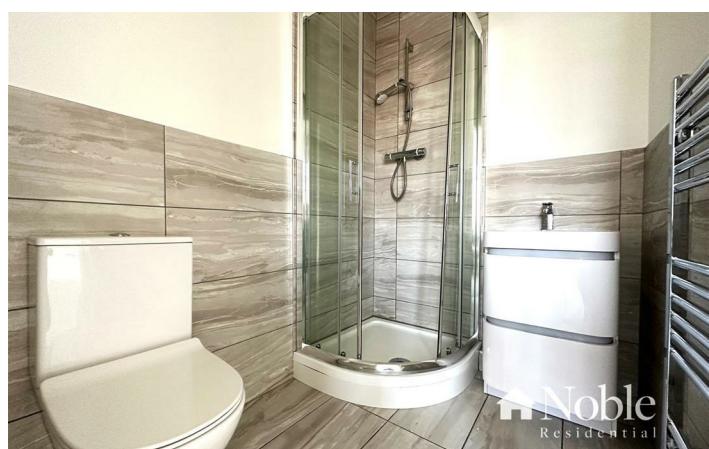
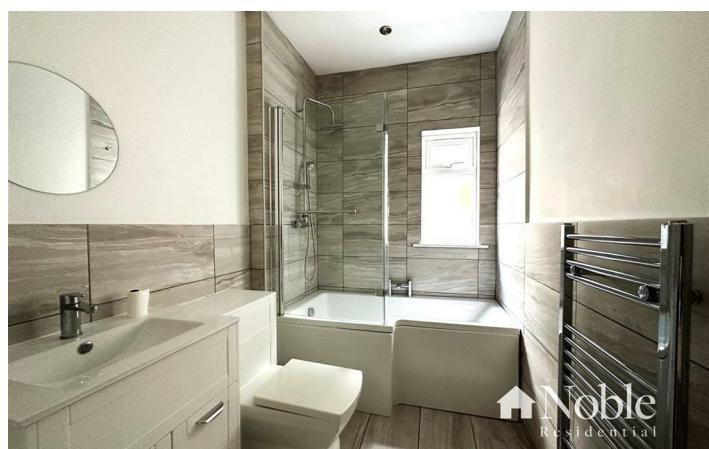
Parking

Parking to front.

Please Note

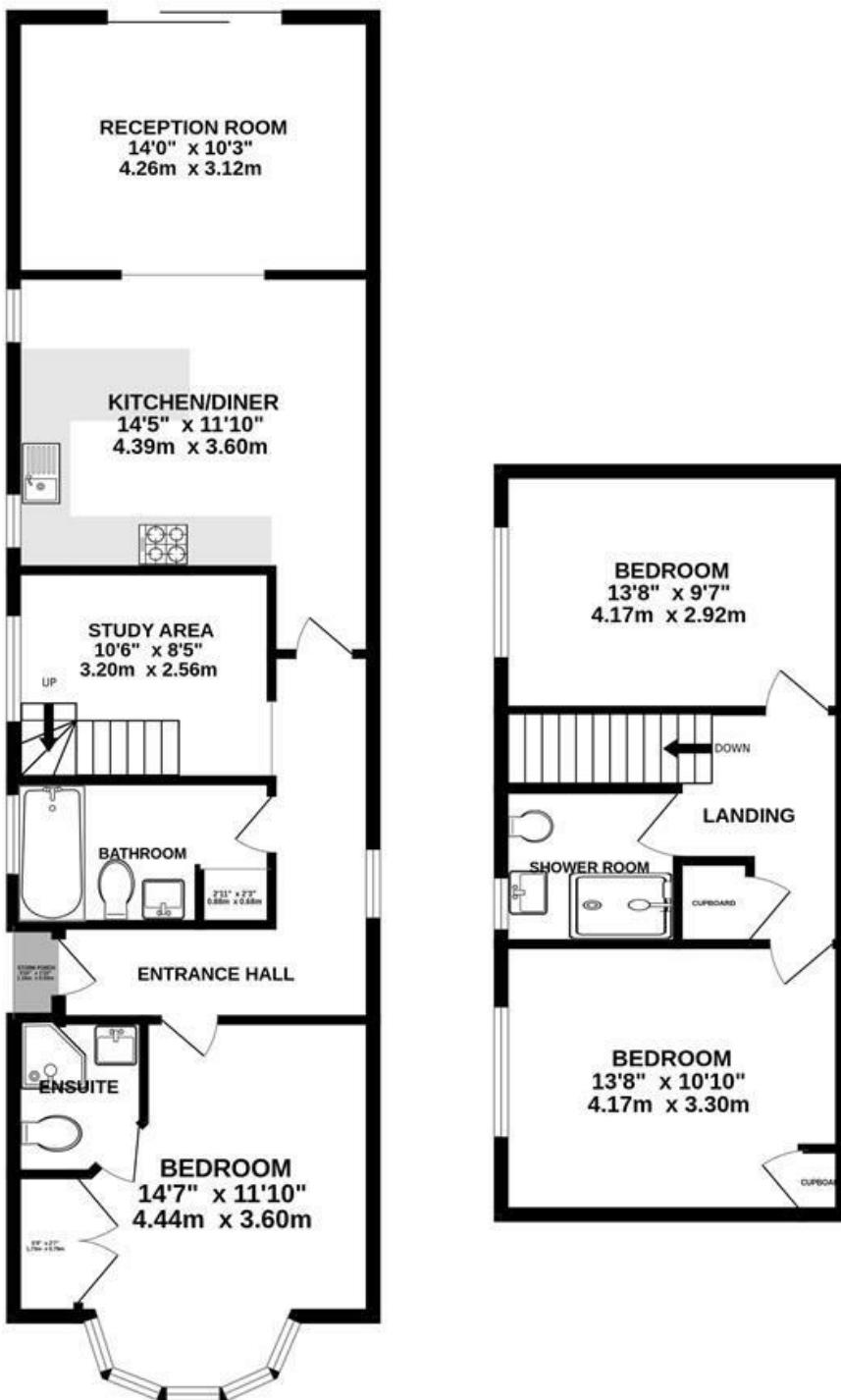
Please note that the photos shown in the marketing were taken in 2023 prior to the current tenant moving in so there may be some differences between these and the property.





GROUND FLOOR
762 sq.ft. (70.8 sq.m.) approx.

1ST FLOOR
406 sq.ft. (37.8 sq.m.) approx.



TOTAL FLOOR AREA: 1168 sq.ft. (108.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Energy Efficiency Rating	
	Current Potential
Very energy efficient - lower running costs (92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	83
(39-54) E	65
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
	Current Potential
Very environmentally friendly - lower CO ₂ emissions (92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	68
(39-54) E	
(21-38) F	
(1-20) G	9
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	
EU Directive 2002/91/EC	