

ESTATEOLOGY

Barking Road, East Ham, London, E6
Guide Price £180,000 - £220,000



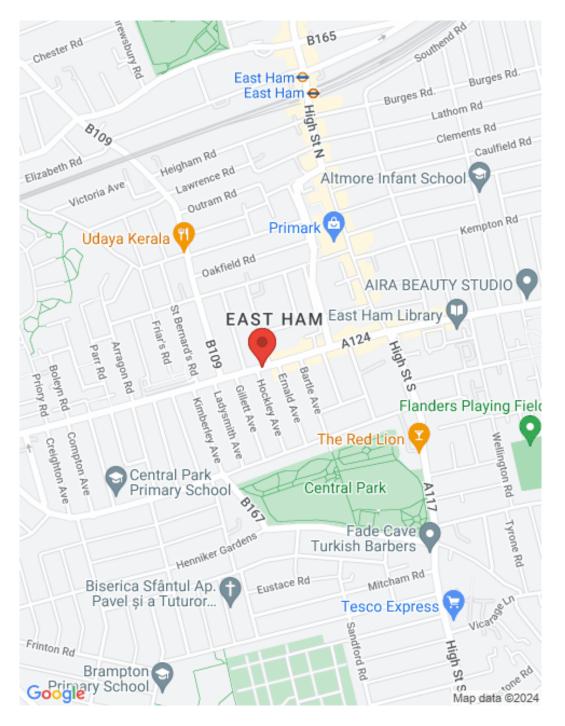












Key features

Spacious flat with separate kitchen, large south facing reception room, two large double bedrooms. Ideal for a first time buyer or an investor. Located on Barking Road with excellent links to local transport and amenities. This flat is priced to sell.

- Spacious flat
- Two large double bedrooms
- Kitchen/Diner
- South facing reception room
- Excellent transport links
- Close to amenities

Energy Efficiency Rating Potential Current Very energy efficient - lower running costs (92 plus) A В (81-91)(69-80)61 (55-68)56 E (39-54)F (21-38)G (1-20)Not energy efficient - higher running costs

ESTATEOLOGY

- **C** 020 3422 2333 **C** 020 3095 2333
- ☐ hello@estateology.com
- 25 Roman Road, Bethnal Green, London, E2 0HU
- 9 29th Floor, One Canada Square, Canary Wharf, London, E14 5DY

© 2024 Estateology Company registration no. 9628198. Registered office: 555-557 Cranbrook Road, Gants Hill, Ilford, Essex, IG2 6HE

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structual survery and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. The copyright of all details, photographs and floorplans remain exclusive to Estateology.

Barking Road

Approximate Gross Internal Area 76.4 sq m / 822 sq ft







Ground Floor First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID224274)