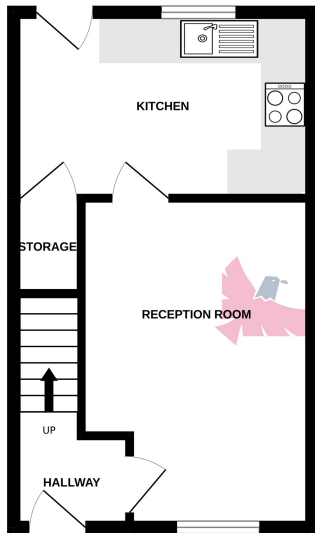
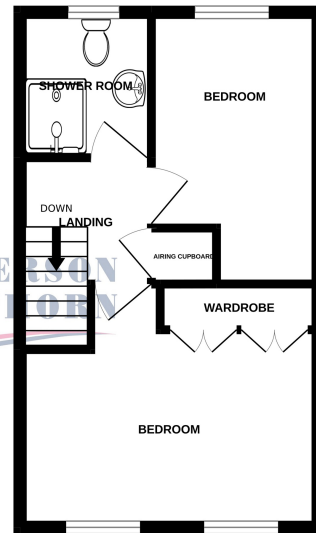


GROUND FLOOR
303 sq.ft. (28.2 sq.m.) approx.



1ST FLOOR
303 sq.ft. (28.2 sq.m.) approx.



TOTAL FLOOR AREA : 607 sq.ft. (56.4 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 here 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
<i>Very energy efficient - lower running costs</i>			
(92 to 100)	A		
(81 to 91)	B		86
(69 to 80)	C	69	
(55 to 68)	D		
(39 to 54)	E		
(21 to 38)	F		
(1 to 20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Wales & N.Ireland		EU Directive 2002/91/EC	



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Fyfield Drive, South Ockendon £340,000

- TWO BEDROOMS END OF TERRACED HOUSE
- NO ONWARD CHAIN
- 55' REAR GARDEN
- SOUGHT AFTER MODERN DEVELOPMENT
- TWO ALLOCATED PARKING SPACES
- ACCESS TO PRIVATE PLAYING FIELD TO FRONT
- CLOSE TO SHOPS, AMENITIES & SCHOOLS
- EASY ACCESS TO A13 & M25 & LAKESIDE



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GROUND FLOOR

Front Entrance

Via composite door opening into:

Hallway

Radiator, laminate flooring, stairs to first floor.

Reception Room

4.46m x 3.14m (14' 8" x 10' 4") Double glazed windows to front, radiator, laminate flooring.

Kitchen / Diner

4.04m x 2.52m (13' 3" x 8' 3") Spotlight bar to ceiling, double glazed windows to rear, a range of matching wall and base units, boiler (fitted 2018), laminate work surfaces, inset sink and drainer with mixer tap, four ringed electric hob, integrated oven, extractor hood, space and plumbing for washing machine, space for freestanding fridge freezer, tiled splash backs, tile effect vinyl flooring, radiator, under stairs storage cupboard, hardwood door to rear opening to rear garden.



FIRST FLOOR

Landing

Loft hatch to ceiling with integral pull-down ladder leading to boarded loft with lighting, fitted carpet, airing cupboard housing water tank.

Bedroom One

4.08m x 3.3m (13' 5" x 10' 10") Double glazed windows to front, two radiators, fitted wardrobes, fitted carpet.

Bedroom Two

3.68m x 2.22m (12' 1" x 7' 3") Double glazed windows to rear, radiator, fitted carpet.

Shower Room

1.97m x 1.78m (6' 6" x 5' 10") Obscure double glazed Windows to rear, low level flush WC, hand wash basin inset on a pair of base units, shower cubicle, radiator, tiled walls, vinyl flooring.

EXTERIOR

Rear Garden

Approximately 55' Part patio part laid to lawn with flowerbed borders, access to front via timber gate.

Front Exterior

Paved front garden and two allocated parking spaces allocated at end of road.