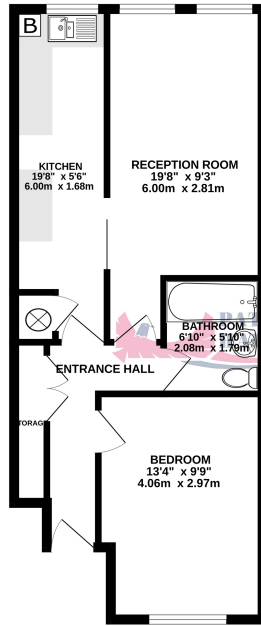


GROUND FLOOR
501 sq.ft. (46.5 sq.m.) approx.



TOTAL FLOOR AREA: 501 sq.ft. (46.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplans contained herein, 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, fixtures and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Homestyler 2024

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

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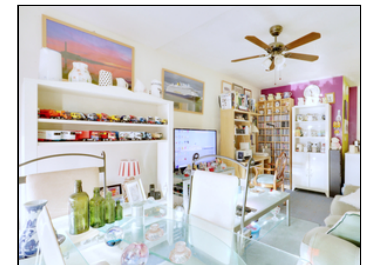
01708 400 400

Ockendon@pattersonhawthorn.co.uk



Peartree Close, South Ockendon £165,000

- ONE BEDROOM FIRST FLOOR FLAT
- GOOD CONDITION THROUGHOUT
- 13' X 9' DOUBLE BEDROOM
- 19' RECEPTION ROOM
- 104 YEARS REMAINING ON LEASE
- LOW SERVICE CHARGES
- RESIDENTIAL COMMUNAL PARKING
- CLOSE TO SHOPS, AMENITIES & SCHOOLS



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GROUND FLOOR

Communal Entrance

Stairs to first floor.

Front Entrance

Via hardwood door opening into:

Entrance Hall

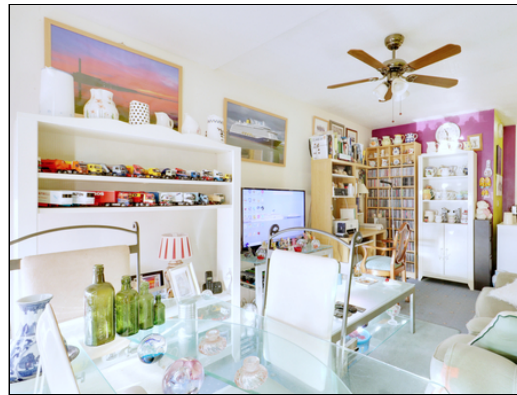
Large built-in storage cupboard, radiator, fitted carpet.

Bedroom

4.05m x 2.97m (13' 3" x 9' 9") (Max) Double glazed windows to front, radiator, fitted carpet.

Reception Room

6.0m (Max) x 2.81m (19' 8" x 9' 3") Double glazed windows to rear, radiator, fitted carpet.



Kitchen

6.0m x 1.69m (19' 8" x 5' 7") Double glazed windows to rear, boiler, spotlight bar to ceiling, a range of matching wall and base units, laminate work surfaces, inset sink and drainer with mixer tap, space and plumbing for washing machine, space for cooker, space for freestanding fridge freezer, built-in storage cupboard housing water tank, radiator, tiled splash backs, vinyl tiled flooring.



Bathroom

2.06m x 1.72m (6' 9" x 5' 8") Low-level flush WC, hand wash basin with tiled splash back, panelled bath, radiator, vinyl tiled flooring.

EXTERIOR

Communal parking to rear.

