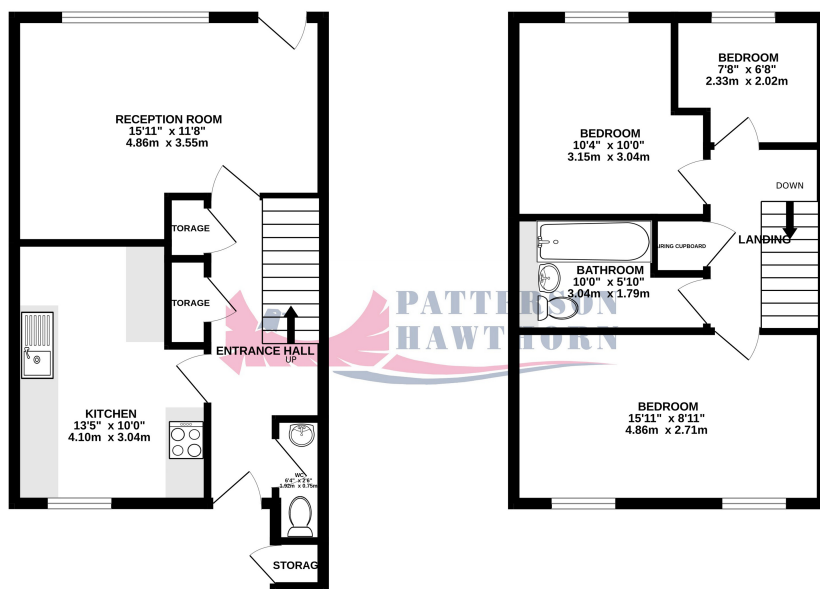


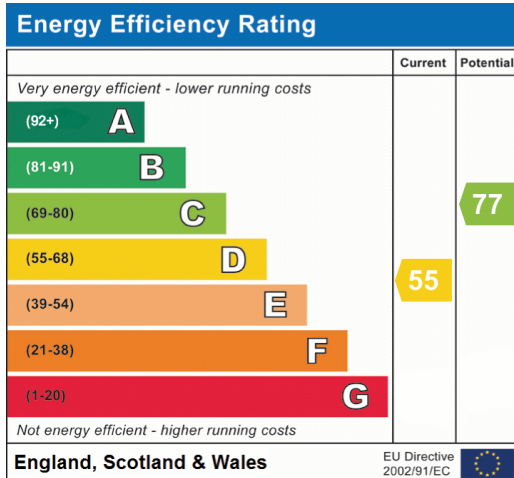
GROUND FLOOR
411 sq.ft. (38.2 sq.m.) approx.

1ST FLOOR
400 sq.ft. (37.2 sq.m.) approx.



TOTAL FLOOR AREA: 811 sq.ft. (75.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floors, 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.
Made with Metagor 12/2020



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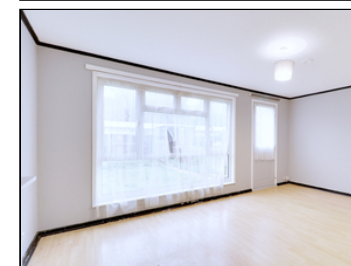
Ockendon@pattersonhawthorn.co.uk



Tamarisk Road, South Ockendon

£260,000

- NON STANDARD, LECA-PLAN CONSTRUCTION (LENDERS AVAILABLE, CALL TO ENQUIRE)
- THREE BEDROOM END OF TERRACE HOUSE
- NO ONWARD CHAIN
- HIGHLY SOUGHT AFTER PROPERTY TYPE & LOCATION
- IN NEED OF MODERNISATION
- GROUND FLOOR WC WITH NEW TOILET
- FIRST FLOOR FAMILY BATHROOM



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GROUND FLOOR

Front Entrance

Via uPVC door with stained glass, double glazed window opening into:

Entrance Hall

Two built-in storage cupboards (one housing metres and fuse box), radiator, laminate flooring, stairs to first floor.

Ground Floor WC

2.0m x 0.75m (6' 7" x 2' 6") Low level flush WC, hand wash basin, part uPVC panelled walls, vinyl flooring.

Kitchen

4.1m x 3.04m (13' 5" x 10' 0") (Max) Double glazed windows to front, a range of matching wall and base units, laminate work surfaces, inset sink and drainer, cooker with four electric hob, extractor hood, space and plumbing for appliances, tiled splash backs, radiator, vinyl flooring.

Reception Room

4.86m x 3.55m (15' 11" x 11' 8") > 2.81m (9' 3") Double glazed windows to rear, radiator, laminate flooring, hardwood single door with double glazed window to rear opening to rear garden.

FIRST FLOOR

Landing

Loft hatch to ceiling, airing cupboard, fitted carpet.

Bedroom One

4.83m x 2.74m (15' 10" x 9' 0") Double glazed windows to front, radiator, fitted carpet.

