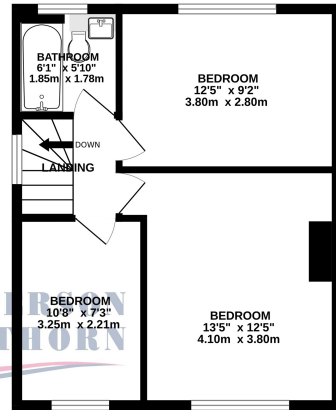
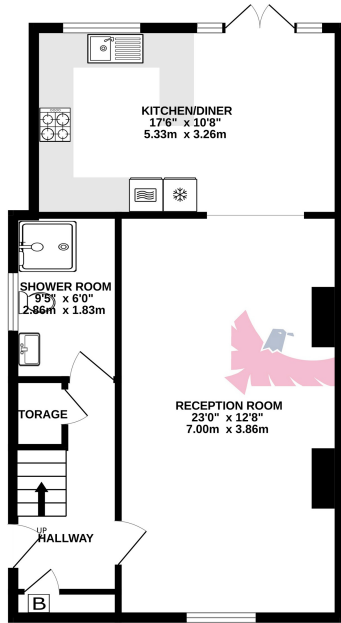


GROUND FLOOR
607 sq.ft. (56.4 sq.m.) approx.

1ST FLOOR
408 sq.ft. (37.9 sq.m.) approx.



TOTAL FLOOR AREA: 1014 sq.ft. (94.2 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 Metropix 02/2024

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		84
(69-80) C		
(55-68) D	64	
(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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Maxey Road, Dagenham

£450,000

- EXTENDED THREE BEDROOM END OF TERRACE HOUSE
- VERY HIGH SPECIFICATION THROUGHOUT
- MODERN, CONTEMPORARY INTERIOR DESIGN
- 22' RECEPTION ROOM
- RE-FITTED 17' KITCHEN/DINER WITH INTEGRATED APPLIANCES
- RE-FITTED GROUND FLOOR SHOWER ROOM & FIRST FLOOR BATHROOM
- 80' REAR GARDEN WITH TIMBER OUTBUILDING
- OFF STREET PARKING FOR TWO CARS
- APPROX 0.7 MILES TO DAGENHAM HEATHWAY STATION



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GROUND FLOOR

Side Entrance

Via uPVC door, opening into:

Entrance Hall

Built-in storage cupboard housing boiler, small ceiling level storage cupboard housing fuse box, under-stairs storage cupboard, radiator, tiled flooring, stairs to first floor.

Reception Room

7m x 3.87m (23' 0" x 12' 8"). Double glazed windows to front, radiator, high-gloss laminate flooring.

Kitchen/Diner

5.33m x 3.26m (17' 6" x 10' 8"). Inset spotlights to ceiling, double glazed windows to rear, a range of integrated handled matching wall and base units, hardwood work surfaces, inset sink and drainer with mixer tap, integrated double oven, four burner gas hob, extractor hood, space and plumbing for washing machine, integrated fridge, integrated freezer, integrated microwave, tiled flooring, radiator, uPVC framed double doors to rear opening to rear garden.

Ground Floor Shower Room

2.86m x 1.68m (9' 5" x 5' 6"). Inset spotlights to ceiling, obscure double glazed windows to side, low level flush WC, hand wash basin set on drawer units, rainfall shower cubicle, chrome hand-towel radiator, tiled walls, tiled flooring.



FIRST FLOOR

Landing

Loft hatch to ceiling with integral pulldown ladder leading to boarded loft with lighting, fitted carpet, double glazed windows to side.

Bedroom One

4.1m x 3.38m (13' 5" x 11' 1"). Double glazed windows to front, radiator, fitted carpet.



Bedroom Two

3.78m x 2.8m (12' 5" x 9' 2"). Double glazed windows to rear, radiator, fitted carpet.

Bedroom Three

3.1m x 2.3m (10' 2" x 7' 7"). Double glazed windows to front, radiator, laminate flooring.

Bathroom

1.85m x 1.78m (6' 1" x 5' 10"). Obscure double glazed windows to rear, spotlights to ceiling, panel bath, shower, low-level flush WC, hand wash basin, chrome radiator, tiled walls, tiled flooring.



EXTERIOR

Rear Garden

Approximately 80'. Mostly laid to lawn with raised decking area and timber outbuilding to rear (power and lighting), plastic shed, access to front via timber gate.

Front Exterior

Fully paved giving off street parking for two cars.

