



**Copper Beech Road
South Ockendon
Essex
RM15 6QS**

Offers in Excess of £291,000

bettermove

Copper Beech Road South Ockendon

Bettermove are proud to present this character 1 bedroom semi-detached house in South Ockendon. CAN BE SOLD WITH OR WITHOUT TENANTS IN SITU. Ideal for INVESTORS and FIRST TIME BUYERS

The property is currently tenanted. Rental yields can be obtained through Bettermove. The property is also freehold and in council tax band A.

The interior of this lovely property comprises a living room with a feature fireplace, kitchen and shower room on the ground floor. The first floor consists of the double bedroom with two built-in wardrobes.

The exterior boasts a rear garden, perfect for enjoying the summer months.

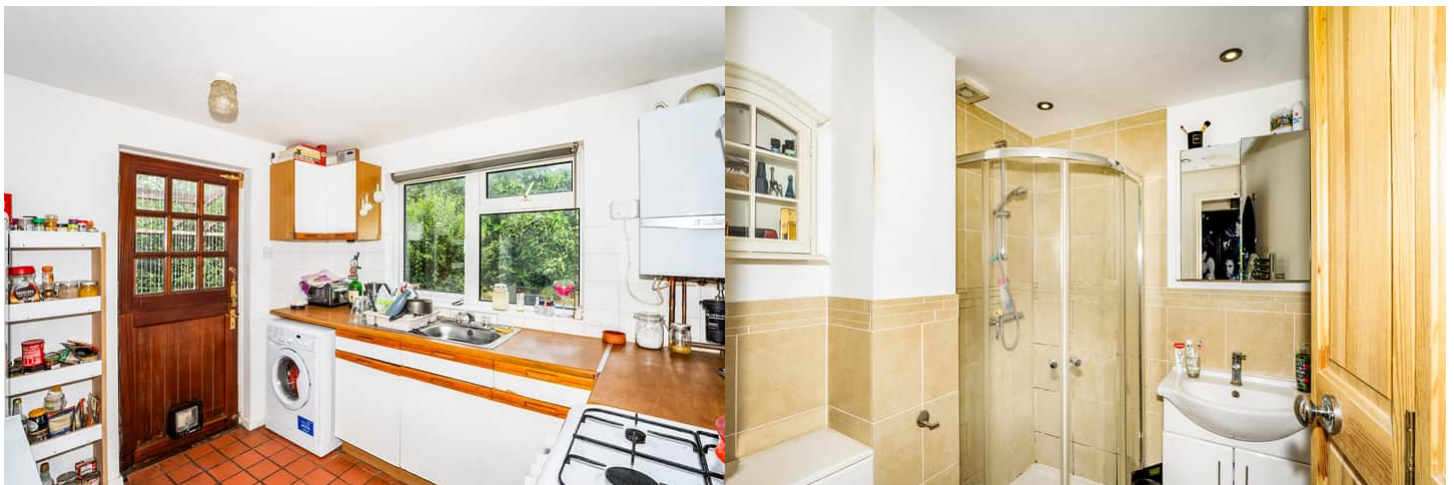
Located in the popular area South Ockendon, the property is close to several bus stops and is a 5 minute walk from South Ockendon train station, with regular trains into London. It is also close to the M25.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.





Approx. Gross Internal Floor Area 488 sq. ft / 45.43 sq. m
 Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

| Energy Efficiency Rating | | |
|--|----------------------------|-----------|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92-100) A | | |
| (81-91) B | | |
| (69-80) C | | 73 |
| (55-68) D | | |
| (39-54) E | 48 | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England, Scotland & Wales | EU Directive 2002/91/EC | |



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