



WHITMORE AVENUE, HAROLD WOOD

Freehold One Bedroom Starter Home | Own Rear Garden | Parking | Lounge | Separate Kitchen | Bedroom | Bathroom W.C. | Walking Distance To Harold Wood Station On The Crossrail Elizabeth Line | Close to Local Amenities |

£300,000 Freehold | One Bedroom Terraced House EPC E

SSTC

CHARLES STRATTON
ESTATE AGENTS



Well maintained freehold one bedroom starter home situated in a pleasant location within easy reach of Harold Wood's Crossrail Elizabeth Line Railway Station with its rail links across London to Heathrow Airport.

Accommodation comprises Bedroom and Bathroom W.C. to the first floor whilst to the ground floor there is a Lounge and separate Kitchen. There is allocated parking to the front of the property and own private garden to the rear.

The property further benefits from being just a short walk from local shops and amenities and good road links with the A12 and A127 accessible from nearby Gallows Corner.

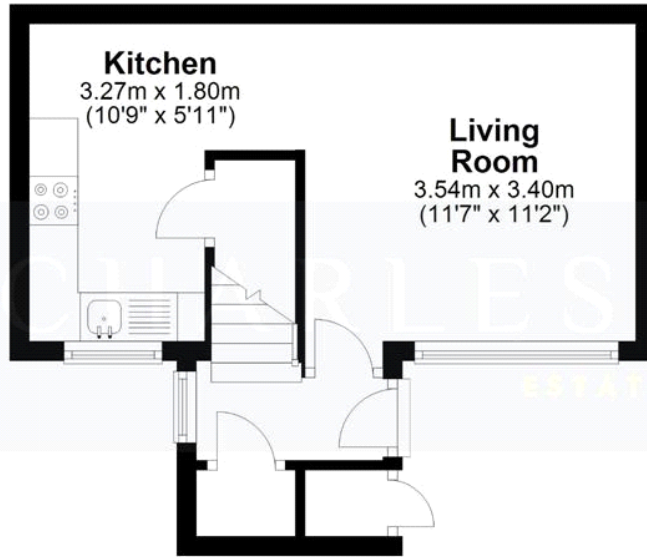
Council Tax Band: C
Tenure: Freehold





Ground Floor

Approx. 24.5 sq. metres (264.2 sq. feet)



First Floor

Approx. 20.3 sq. metres (219.0 sq. feet)



Total area: approx. 44.9 sq. metres (483.2 sq. feet)

FOR ILLUSTRATIVE PURPOSES ONLY. NOT TO SCALE
Whilst every attempt has been made to ensure the accuracy of the floor plan shown, all measurements, positioning, fixtures, features, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, miss-statement or use of data shown.
Property marketing provided by www.matthewkyle.co.uk

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92-100) A		(92-100) A	92
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E	54	(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂).

Viewing by appointment only
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