



BOWDEN
BRADLEY



13 Claremont Gardens
, Seven Kings, IG3 8AH

Guide price £500,000



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Claremont Gardens of Seven Kings, this charming mid-terrace house presents an excellent opportunity for families and investors alike. With three well-proportioned bedrooms and two inviting reception rooms, this property offers ample space for comfortable living. The house features a single bathroom, catering to the needs of a modern household.

One of the standout features of this home is its generous garden, providing a perfect outdoor space for relaxation, gardening, or entertaining guests. The property is chain-free, allowing for a smooth and efficient purchase process. Located approximately 0.3 miles from Seven Kings Station, commuting to London and beyond is both convenient and straightforward.

Families will appreciate the proximity to outstanding schools, making this area particularly attractive for those with children. Additionally, the property boasts significant potential for expansion, subject to planning permission, allowing you to tailor the home to your specific needs and desires.

The surrounding area is highly sought after, with the beautiful South Park just a short distance away, offering a lovely green space for leisure activities. This property is not just a house; it is a wonderful opportunity to create a home in a vibrant community. Whether you are looking to settle down or invest, this mid-terrace house in Claremont Gardens is a must-see.

Bowden Bradley Estate Agents are the seller's agent for this property. Your conveyancer is legally responsible for ensuring any purchase agreement fully protects your position. We make detailed enquiries of the seller to ensure the information provided is as accurate as possible. Please inform us if you become aware of any information being inaccurate.

Front

Hallway





Living Room
15'5" x 12'9" (4.7 x 3.91)

Lounge
14'4" x 11'4" (4.39 x 3.47)

Kitchen
9'6" x 6'9" (2.9 x 2.06)

Landing

Bedroom
15'1" x 11'10" (4.6 x 3.63)

Bedroom
12'2" x 9'8" (3.71 x 2.97)

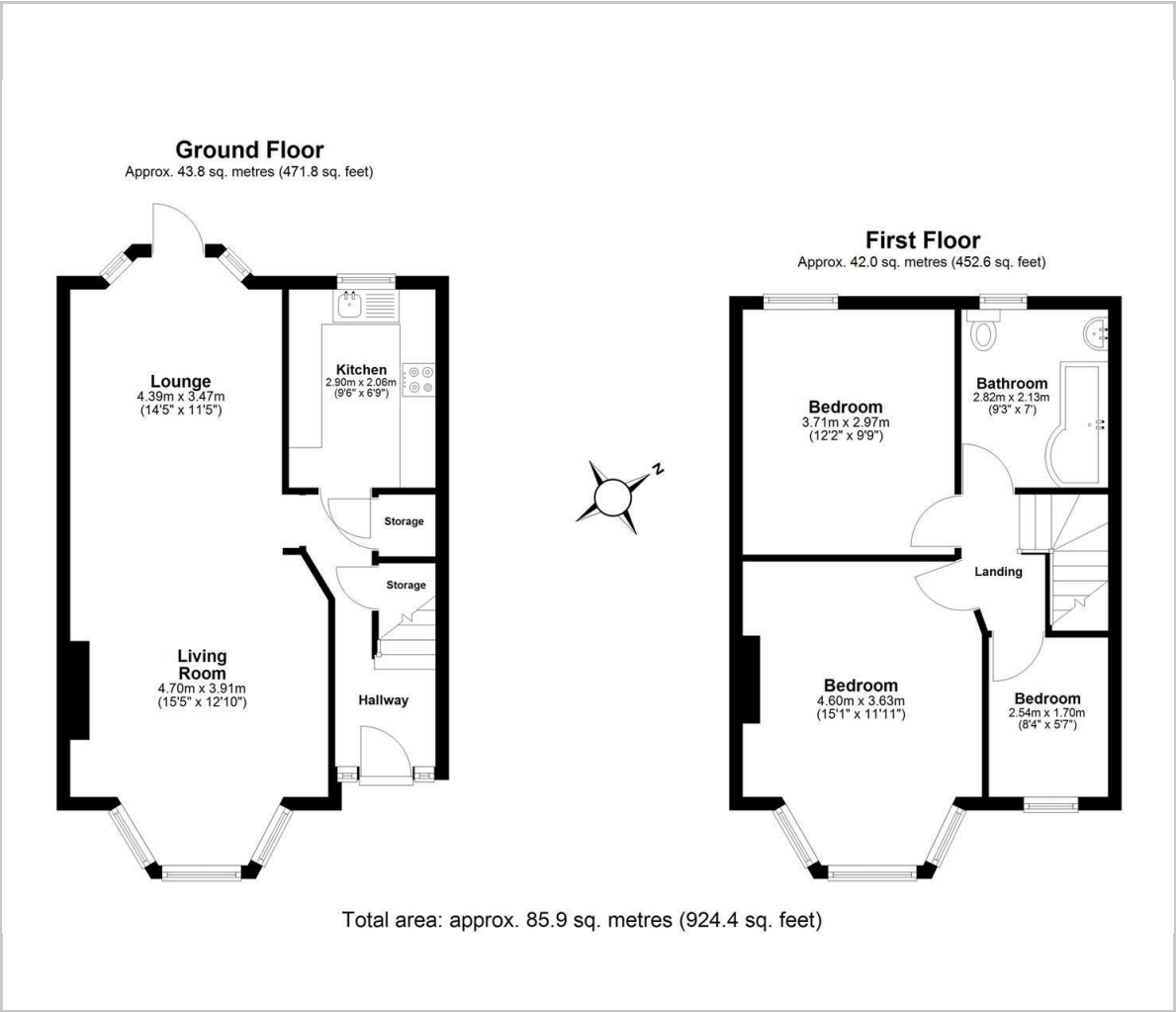
Bedroom
8'3" x 5'6" (2.54 x 1.7)

Bathroom
9'3" x 6'11" (2.82 x 2.13)

Garden



Floor Plan



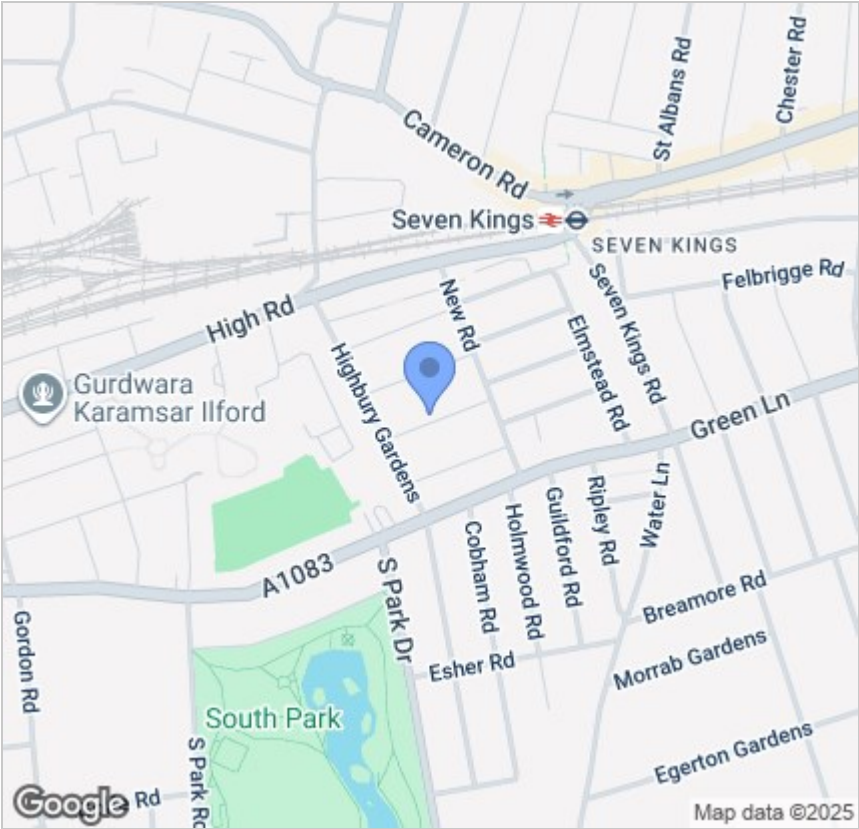
Viewing

Please contact our Bowden Bradley Office on 0208 0593 593 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Bansal House Bracken Industrial Estate, 185 Forest Road, Hainault, Essex, IG6 3HX
Tel: 0208 0593 593 Email: info@bowdenbradley.co.uk

Area Map



Energy Efficiency Graph

