Grove Green Road, Leytonstone, E11 4ED
Offers In Excess Of £600,000

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** TERRACED HOUSE IN GROVE GREEN AREA. OVER 1200 SQ FT WITH GREAT POTENTIAL - CHAIN FREE **

* VIRTUAL TOUR ONLINE *

OC Homes are delighted to offer this four bedroom terraced house in the sought after Grove Green area to the sales market, ideally situated within walking distance of Leyton Underground Station (Central Line). The property is a great size and the perfect project home with lots of scope for development. A period house on a sought-after,street High Road Leyton, the property is ideal for buyers looking for a traditional terraced house in a superb location to put their stamp on.

Accommodation comprises; Ground Floor - front garden, entrance hallway, spacious through lounge double reception room, large kitchen / diner, with a further room to the rear (used as fifth bedroom with en-suite shower currently), and access to a good size rear garden. The first floor comprises four bedrooms and access to a sizable loft that has the potential to be converted to a bedroom (or two) with en suite bathroom (STPP). This property is sure to attract a lot of interest so to arrange a viewing please call the OC Homes sales team now.

- CHARMING PERIOD TERRACE
- OVER 1200 SQ FT
- LOTS OF POTENTIAL
- EXTENDED TO THE REAR
- LOTS OF LOCAL AMENITIES
- EXCELLENT TRANSPORT LINKS
- IDEAL PROJECT HOME
- CHAIN FREE

Viewing
Please contact our OC Homes Leyton Office on 02085561212
if you wish to arrange a viewing appointment for this property orrequire further information.

GROSS INTERNAL AREA
118.0sqm / 1270.0sqft

Ground Floor

Garden
9.92m x 5.55m
(32'6" x 18'2")

Terrace
3.33m x 1.85m
(10'11" x 6'0")

Bedroom
3.33m x 3.16m
(10'11" x 10'4")

Kitchen/Dining
5.21m x 3.75m
(17'1" x 12'3")

Reception
8.16m x 3.50m
(26'9" x 11'6")

Bathroom
2.04m x 1.31m
(6'8" x 4'3")

Front Garden
5.55m x 3.18m
(18'2" x 10'5")

First Floor

Bedroom
2.87m x 2.67m
(9'5" x 8'9")

Bedroom
2.67m x 2.33m
(8'9" x 7'8")

Bedroom
4.51m x 2.87m
(14'10" x 9'5")

Bedroom
3.78m x 2.33m
(12'5" x 7'8")

GROSS INTERNAL AREA(S)
The footprint of the property
118.0sqm / 1270.0sqft

TOTAL STORAGE SPACE
Storage and wardrobe total area
1.5sqm / 16.2sqft

EXTERNAL STRUCTURAL FEATURES
Garden, Balcony, Terrace, Veranda etc.
77.0 sqm / 828.8sqft

RESTRICTED HEAD HEIGHT
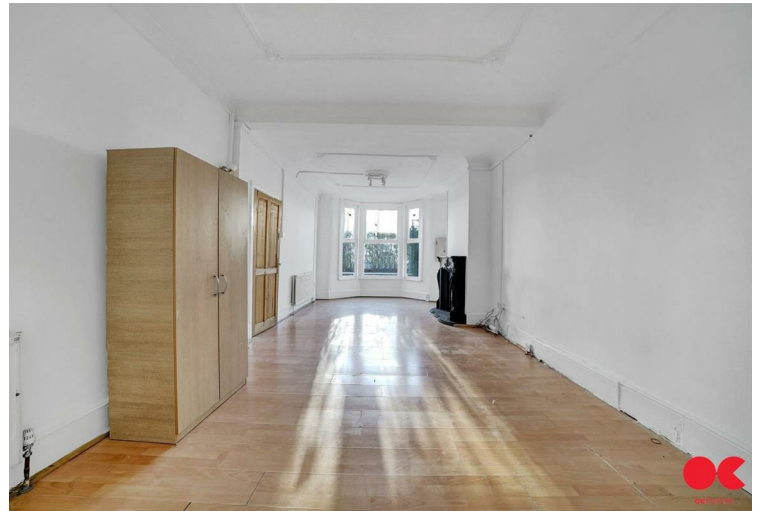Limited head space under 1.5m
0.0 sqm / 0.0sqft

Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Maison VUE

Map data ©2024

Energy Efficiency Rating

	Current	Potential
(92 plus) A		
(81-91) B		85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		

Current: 73

Very energy efficient - lower running costs
Not energy efficient - higher running costs

England & Wales — EU Directive 2002/91/EC

Environmental Impact (CO₂) Rating

	Current	Potential
(92 plus) A		
(81-91) B		85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		

Current: 73

Very environmentally friendly - lower CO2 emissions
Not environmentally friendly - higher CO2 emissions

England & Wales — EU Directive 2002/91/EC

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.

homes

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