



Amesbury Road, Dagenham, RM9 6AD

Offers In Excess Of £450,000



**** BEAUTIFULLY PRESENTED FAMILY HOME WITH OFF STREET PARKING IN A SOUGHT-AFTER LOCATION BY BECONTREE TUBE STATION ****

Guide Price of £450,000 - £475,000

OC Homes is delighted to offer to the sales market, this lovely three bedroom end of terrace house, situated in a highly desirable location on the border of Becontree and Dagenham. The property is well looked after as a family home and also has great scope for further development with potential for loft conversion (STPP).

Accommodation comprises: Ground floor; entrance hallway, reception room, utility room, ground floor shower room, large kitchen / diner, and access to a south facing rear garden. The first floor comprises; three bedrooms, a modern family bathroom, and access to a large loft space that can be converted into an additional bedroom and bathroom (STPP). Externally there is a front garden with driveway, and well maintained garden to the rear.

The property is ideally located close to a number of transport links, being just 0.3 miles from Becontree Tube Station on the District Line, with easy access to local amenities and is ideal for both first time buyers or buy to let investors. To arrange a viewing please call the OC Homes sales team.

- THREE BEDROOM END OF TERRACE
- TWO BATHROOMS
- OFF STREET PARKING
- EXCELLENT TRANSPORT LINKS
- LOTS OF LOCAL AMENITIES
- IDEAL FAMILY HOME

Viewing

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





Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(38-54) E			(38-54) 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			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		



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