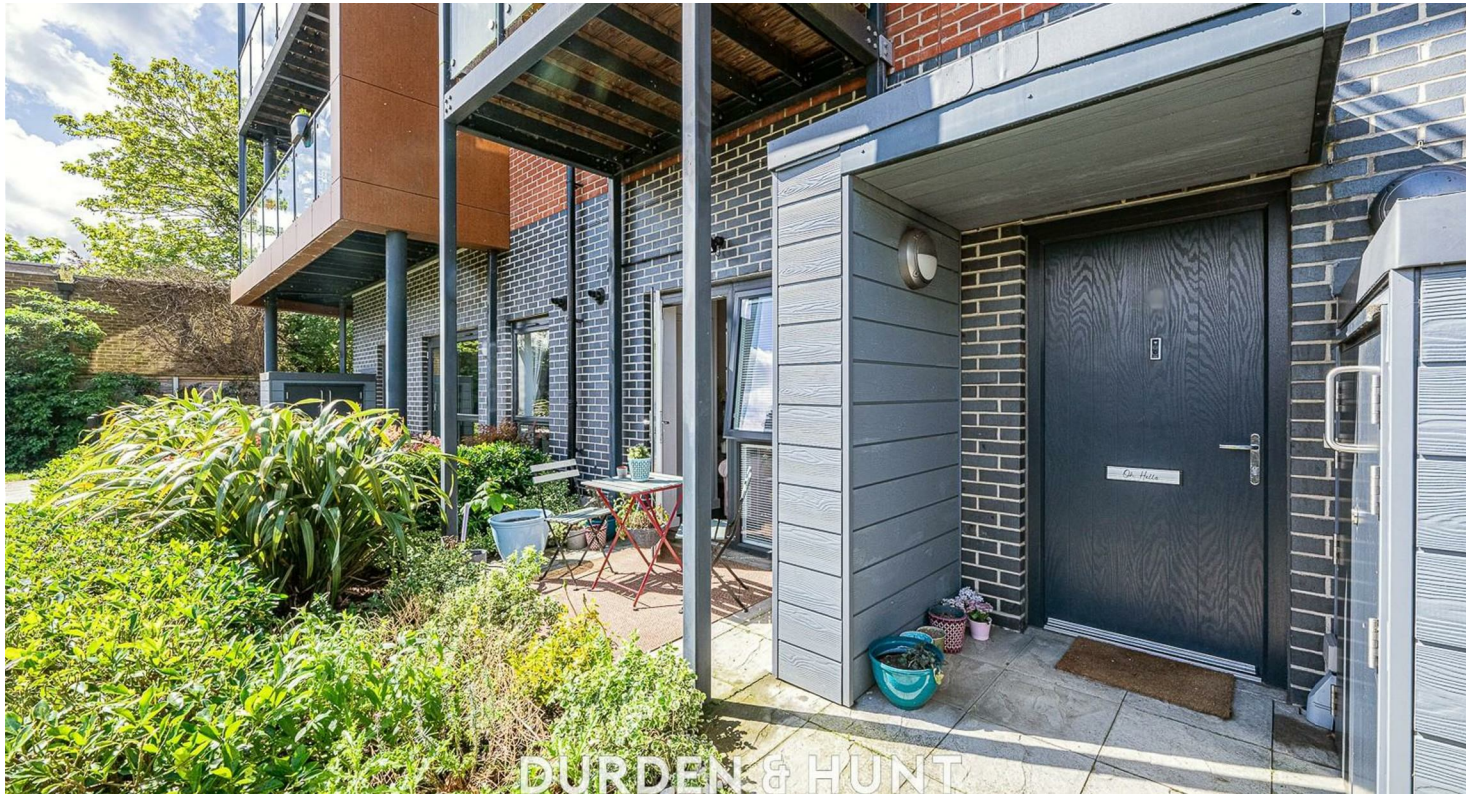


DURDEN & HUNT

INTERNATIONAL



Gubbins Lane, Romford RM3

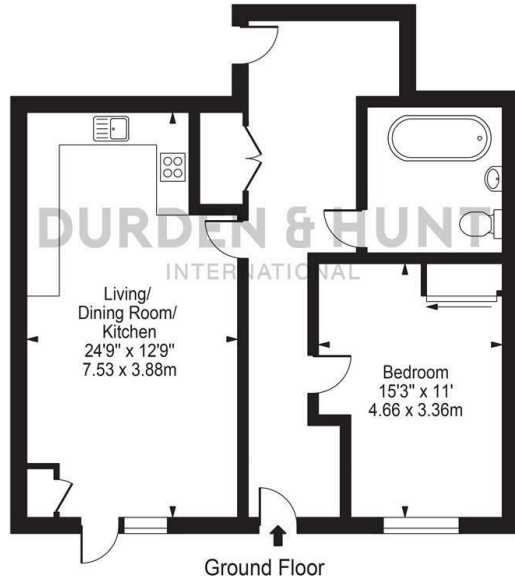
£300,000

- Ground Floor Apartment
- Across The Road From Harold Wood Station
- Gated, Allocated Parking Space
- Contemporary Bathroom
- Modern Development
- Approximately 764 sqft
- Open Plan Kitchen, Living And Dining Room
- Private Entrance And Back Door Access
- Private Courtyard
- Master Bedroom With Fitted Wardrobes

159 High Street, Hornchurch, Essex, RM11 3YD
01708 202 777

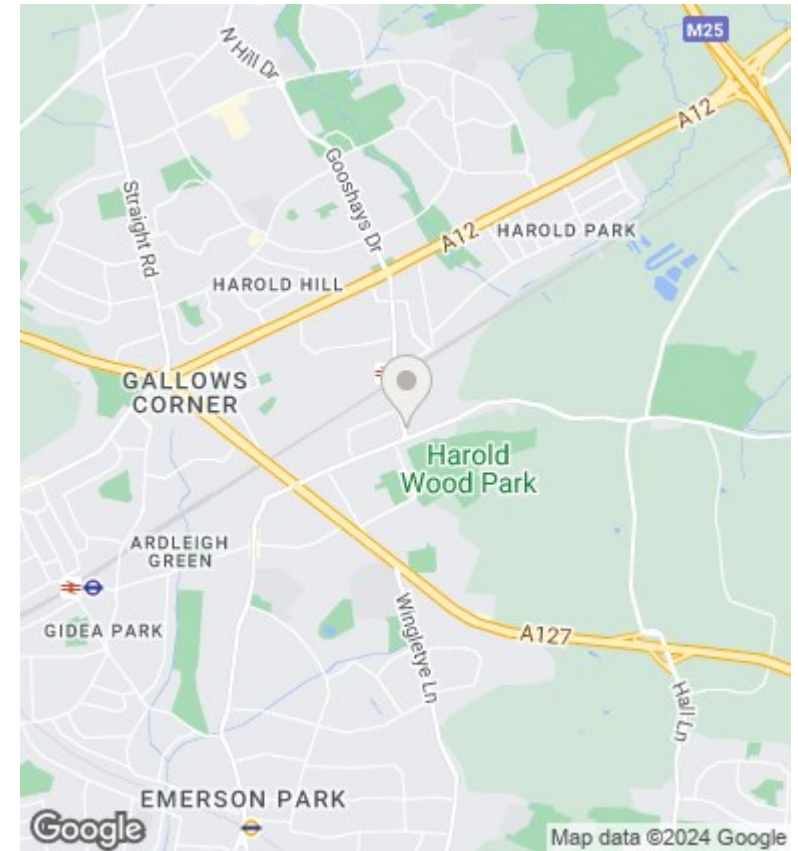
hornchurch@durdenandhunt.co.uk
<https://www.durdenandhunt.co.uk>

Bell Flower Lodge,
Gubbins Lane
Approx. Gross Internal Area 764 Sq Ft - 70.95 Sq M



Ground Floor
For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.



Viewings

Viewings by arrangement only. Call 01708 202 777 to make an appointment.

Council Tax Band

C

EPC Rating:

B

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B		82	82
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	