



Cecil Road, , Romford, RM6 6LB

- THREE BEDROOM
- FIRST FLOOR BATHROOM
- SPACIOUS CONSERVATORY
- STATION LOCATION
- WELL PRESENTED

- MID TERRACE HOUSE
- TWO RECEPTION ROOMS
- REAR GARDEN
- EASY ACCESS TO HIGH ROAD
- IDEAL FAMILY HOME

Guide Price £450,000



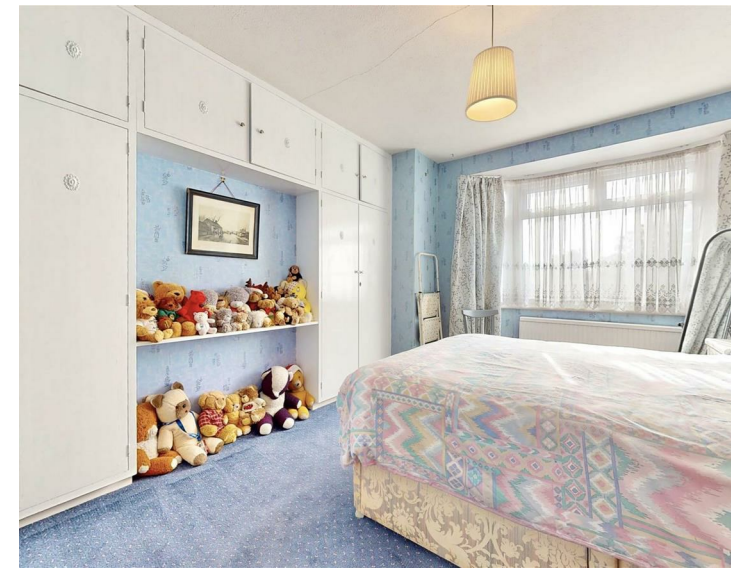
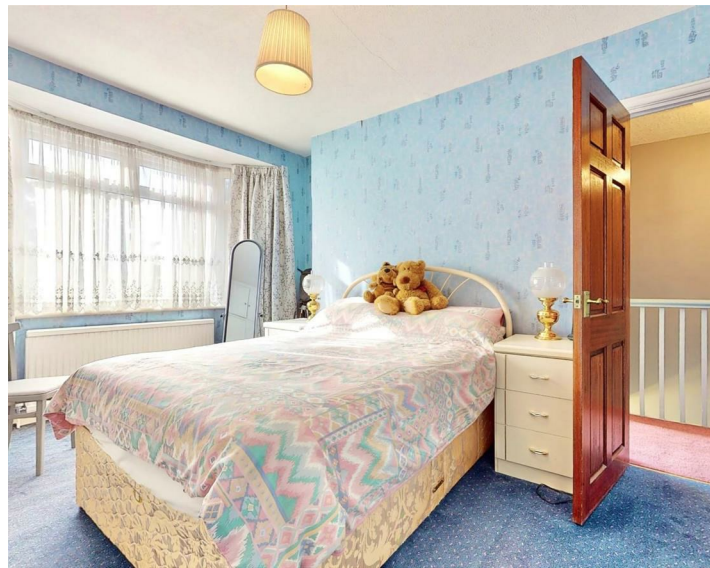
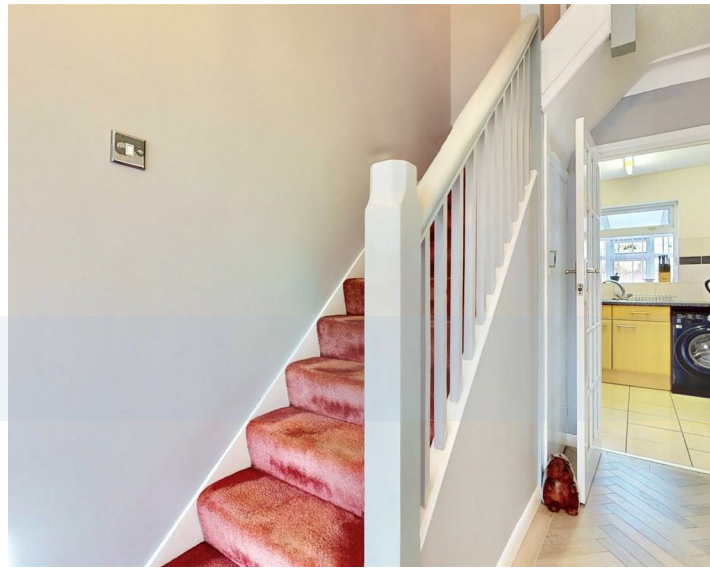
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GUIDE PRICE: £450,000 - £475,000 - Nestled in a desirable residential neighbourhood, this well maintained three bedroom mid terrace house offers the perfect blend of modern living and convenience. Ideally situated within close proximity to a vibrant array of local shops, accessible via the High Road, and easy reach of Chadwell Heath Station. Internally the property boasts bright and airy living accommodation throughout, with a semi open plan kitchen/lounge, separate living room, charming conservatory and three well proportioned bedrooms. Chadwell Heath offers a cohesive community and provides all the amenities you need, from local shops and supermarkets to great schools, recreational areas, and medical facilities. This property would make for a superb family home or buy to let investment.



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LIVING ROOM
12'11" x 14'4"

BEDROOM 1
9'8" x 14'0"

BATHROOM
6'10" x 8'1"

REAR GARDEN
19'8" x 42'7" approx.

LOUNGE
9'1" x 13'0"

BEDROOM 2
11'8" x 11'11"

HALL
2'10" x 6'9"

FRONT GARDEN
19'8" x 9'0"

CONSERVATORY
19'4" x 9'8"

BEDROOM 3
6'10" x 6'11"

ENTRY
5'10" x 17'6"



GROSS INTERNAL AREA
 TOTAL: 109 m²/1,174 sq ft
 FIRST FLOOR: 66 m²/707 sq ft, SECOND FLOOR: 43 m²/467 sq ft
 EXCLUDED AREAS: REAR GARDEN: 78 m²/840 sq ft, FRONT GARDEN: 11 m²/123 sq ft
 SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

Viewings

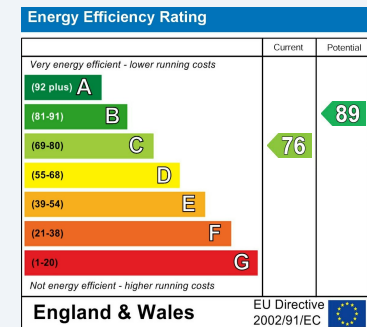
Please contact chadwell.heath@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

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



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

