



Sherrard Road, Forest Gate, E7 8DY

Offers In The Region Of £475,000

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**** CHAIN FREE TERRACED HOUSE IN POPULAR LOCATION IN FOREST GATE. IDEAL RENOVATION PROJECT ****

OC Homes are delighted to offer for sale this good size three bedroom terraced house, in need of modernisation, in Forest Gate. Located on a lovely tree lined street, lies this three bedroom terraced house with lots of potential. The property is ideal for an incoming buyer to make a family home with scope for improvement as required. It is in an up and coming area close to a multitude of excellent public transport links and local amenities, as well as cycle lanes to Central London.

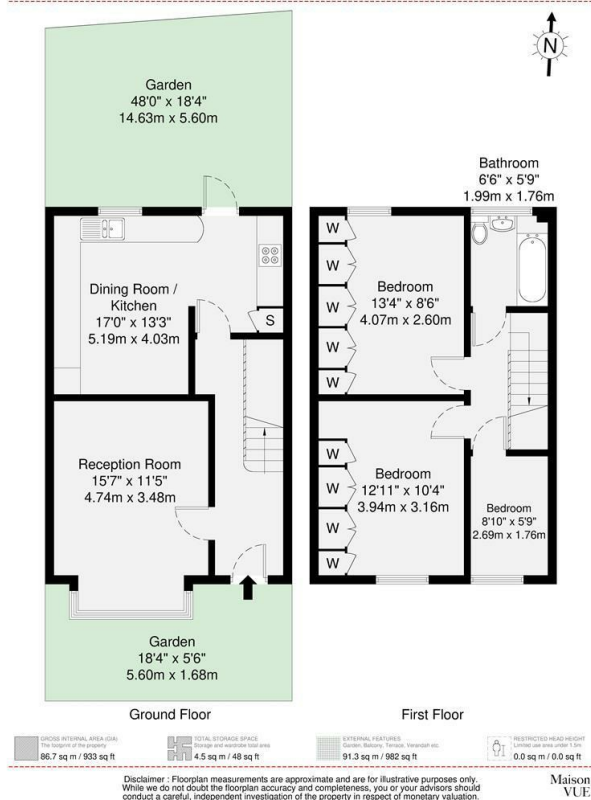
Accommodation comprises; Ground Floor- front garden, entrance hallway, reception room, kitchen / diner leading to a good size rear garden. First Floor - three bedrooms, and three piece bathroom, with access to a sizeable loft which can be easily converted to create another bedroom and bathroom (STPP). Offered chain free, this property is sure to attract a lot of interest. To arrange a viewing please call the OC Homes sales team now.

- IDEAL RENOVATION PROJECT
- SOUGHT AFTER LOCATION
- LOTS OF LOCAL AMENITIES
- EXCELLENT TRANSPORT LINKS
- LOTS OF SCOPE FOR IMPROVEMENT
- CHAIN FREE

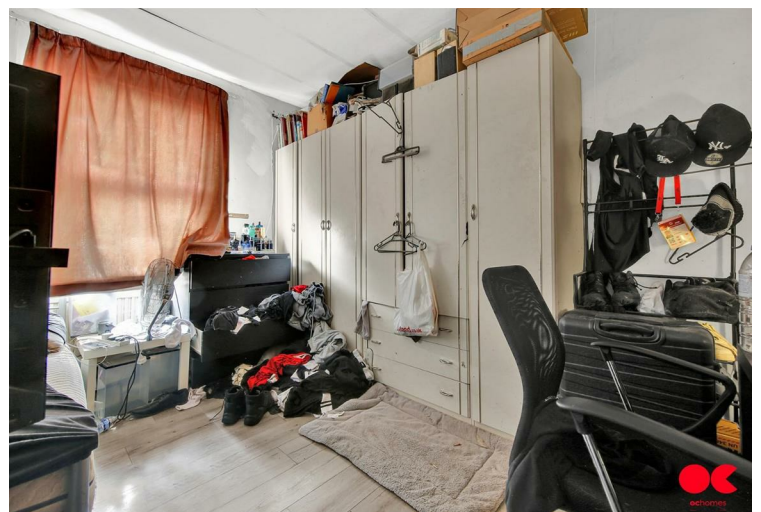
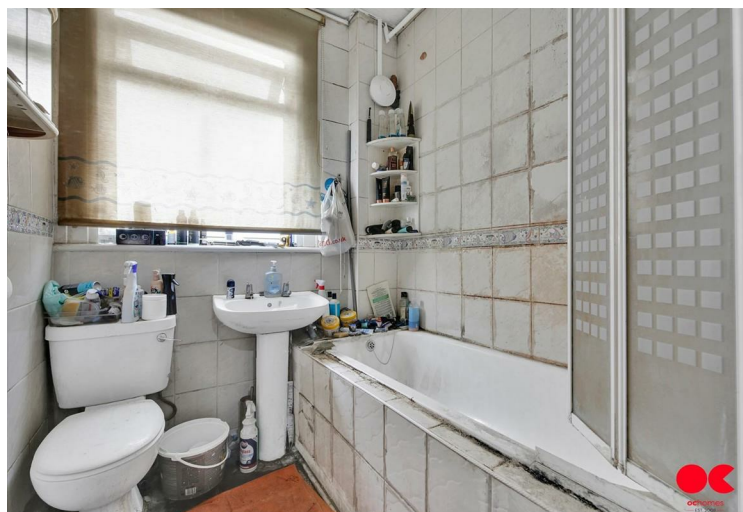
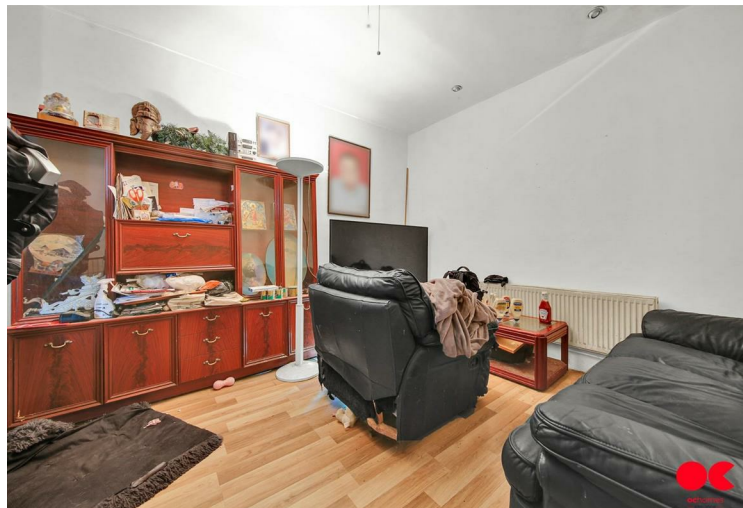
Viewing

Please contact your 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		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(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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