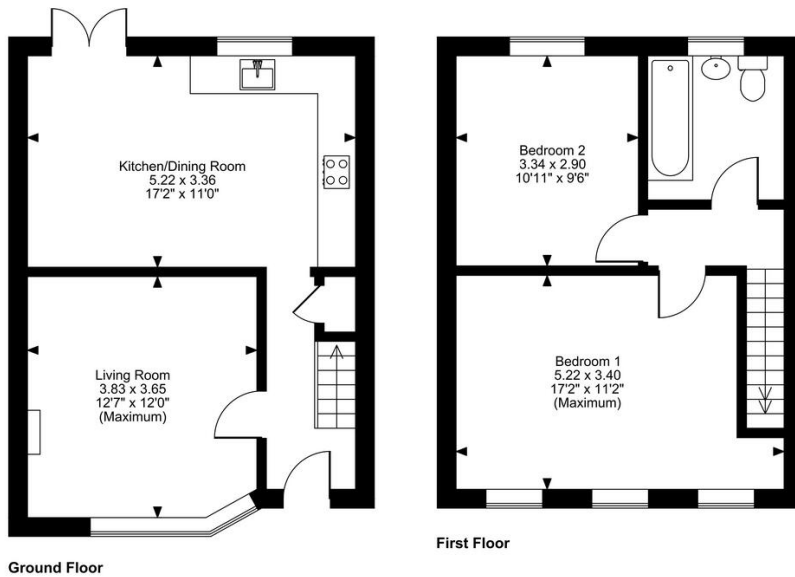
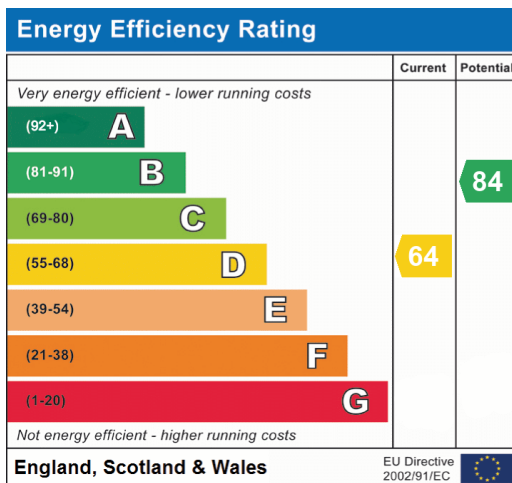


Alexandra Road, London
Approximate Gross Internal Area
781 Sq Ft/73 Sq M



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE
The position & size of doors, windows, appliances and other features are approximate only.
© ehouse. Unauthorised reproduction prohibited. Drawing ref. dig/8676606/GBW



Appointments to view and offers to purchase must be made through Patterson Hawthorn. These particulars are produced for guidance only and do not form any part of an offer or Contract. These particulars, whilst believed to be accurate are to be used for guidance only 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 the employment of Patterson Hawthorn has the authority to make or give any representation or warranty in respect of the property. Patterson Hawthorn have not tested any services or appliances in the property, prospective purchasers should satisfy themselves with regard to the working order of these.



Alexandra Road, London

£375,000

- TWO BEDROOM TERRACED HOUSE
- NO ONWARD CHAIN
- HUGE POTENTIAL TO REFURBISH & ADD VALUE
- 17' MAIN BEDROOM WITH POTENTIAL TO CONVERT INTO TWO BEDROOMS
- POTENTIAL TO EXTEND (SUBJECT TO PLANNING)
- EASY ACCESS TO EAST HAM STATION, A13 & M25
- ON STREET, PERMIT PARKING
- IDEAL FIRST TIME BUY OR INVESTMENT OPPORTUNITY
- EPC RATING D & COUNCIL BAND C





GROUND FLOOR

Reception Room

3.83m x 3.65m (12' 7" x 12' 0") (max). Double glazed bay windows to front, radiator, original victorian style fireplace, carpet tiled flooring

Kitchen/Diner

5.22m x 3.36m (17' 2" x 11' 0"). Double glazed windows to rear, radiator, boiler, a range of matching wall & base units, inset sink & drainer with mixer tap, integrated oven, four burner gas hob, extractor hood, space & plumbing for appliance, part tiled, part carpet flooring, uPVC framed French doors to rear opening to rear garden.



FIRST FLOOR

Bedroom One

5.22m x 3.4m (17' 2" x 11' 2"). Double glazed windows to front, radiator, carpet tiled flooring.

Bedroom Two

3.34m x 2.9m (10' 11" x 9' 6"). Double glazed windows to rear, radiator, carpet tiled flooring.



Bathroom

2.51m x 2.31m (8' 3" x 7' 7"). Obscure double glazed windows to rear, Low level flush WC, panelled bath, hand wash basin, radiator.



EXTERIOR

Rear Garden

Part paved, part laid to lawn.

