



Chesterfield Road, Leyton, E10 6EW Offers In Excess Of £650,000



**** THREE-BEDROOM END OF TERRACE HOUSE WITH SOUTH FACING GARDEN IN SOUGHT AFTER LOCATION - CHAIN FREE ****

OC Homes is delighted to offer to the sales market, this three-bedroom end of terrace house to the sales market, ideally situated on the sought after Barclays Estate in Leyton, with several local amenities and excellent transport links. The property is the perfect family home with scope to further improve as desired. A period house on a lovely tree-lined street in Leyton, the property is ideal for buyers looking for a traditional terraced house in a superb location to move into and add to as and when required.

Accommodation comprises; Ground Floor - entrance hallway, spacious double reception room, dining room, modern kitchen, ground floor bathroom with additional separate w/c, and a south facing rear garden with outbuilding (with side access from the front), as well as access to a basement. The first floor comprises three double bedrooms, with the rear bedroom having an en-suite shower room and scope to convert the loft space into another bedroom and bathroom (STPP). This property is offered chain-free, and is sure to attract a lot of interest so to arrange a viewing please call the OC Homes sales team now.

- THREE BED END OF TERRACE
- SOUGHT AFTER LOCATION
- SIDE ACCESS INTO GARDEN
- POTENTIAL TO FURTHER EXTEND
- LOTS OF LOCAL AMENITIES
- CHAIN FREE

Viewing

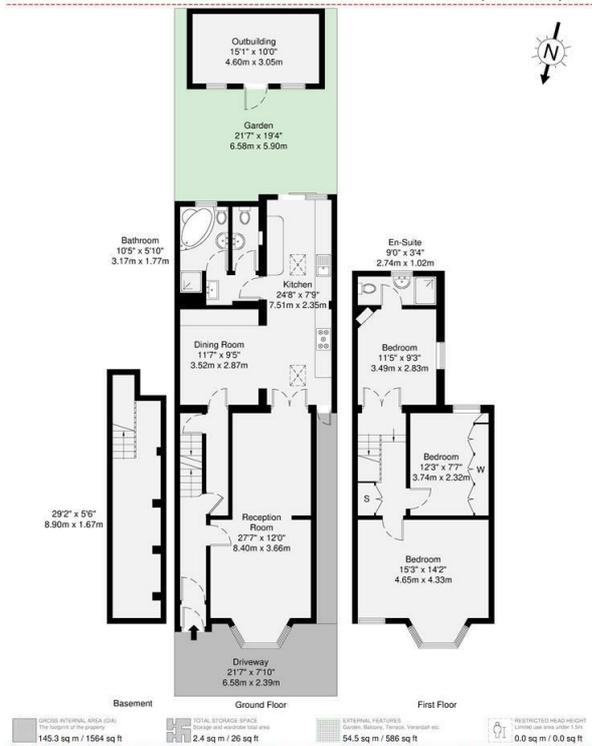
Please contact our OC Homes Leyton Office on 02085561212 if you wish to arrange a viewing appointment for this property or require further information.



Chesterfield Road, E10

GROSS INTERNAL AREA
145.3 sq m / 1564 sq ft

OUTBUILDING
14 sq m / 150 sq ft



Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Maison VUE



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

| Environmental Impact (CO ₂) Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very environmentally friendly - lower CO ₂ emissions | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not environmentally friendly - higher CO ₂ emissions | | | |
| England & Wales | | EU Directive 2002/91/EC | |



These particulars, whilst believed to be accurate are set out as a general outline only for guidance 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 this firm's employment has the authority to make or give any representation or warranty in respect of the property.



320 High Road Leyton, Leyton, London, E10 5PW
t. 02085561212 | e. hello@ochomes.co.uk
w. oneclickhomes.co.uk