



Hurstbourne Gardens, Barking IG11 9UT

£2,500

PLEASE CHECK OUT OUR 3D VIRTUAL SHOWCASE OF THIS AMAZING HOME!

Birchills Estates Agents are very pleased to present the rental market this four bedroom home, within close walking distance to Upney Underground Train Station.

The first floor offers three double bedrooms, one of which benefits an en-suite, a single bedroom and further shower room.

The ground floor boasts two separate reception rooms, a huge modern kitchen/diner with appliances and separate WC.

To the rear, there is a very low maintenance private garden.

This property also benefits a driveway and a garage for extra secured parking or storage.

Please call a member of Birchills Team today to arrange an early viewing - we expect this fabulous home to let very quickly.

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Front Of House



WC

5'1" x 2'9" (1.55 x 0.84)



Garden



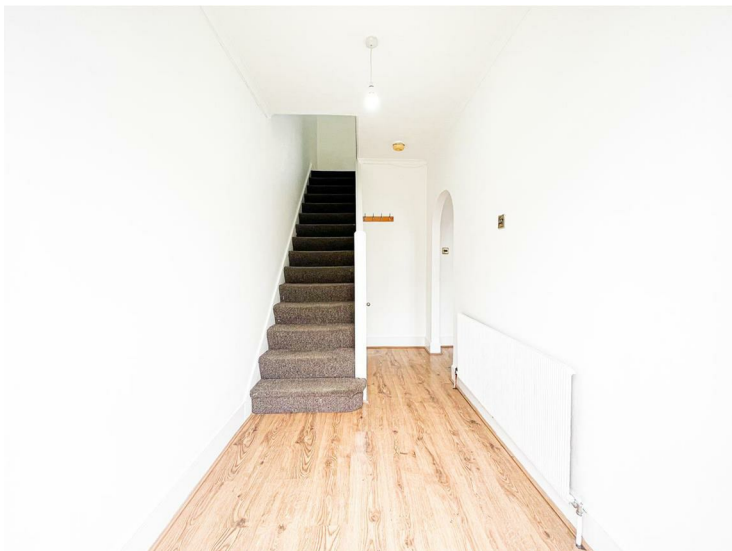
Reception 1

12'5" x 15'9" (3.79 x 4.82)



Entrance Hall

5'10" x 12'6" (1.79 x 3.83)



Reception 2

11'11" x 18'8" (3.65 x 5.7)



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Kitchen

13'6" x 15'3" (4.12 x 4.65)



Bedroom 3

13'5" x 14'6" (4.11 x 4.44)



Bedroom 1

7'2" x 7'10" (2.19 x 2.41)



Bedroom 4

15'10" x 13'6" (4.83 x 4.12)



Bedroom 2

9'4" x 16'0" (2.85 x 4.9)



En-Suite

9'2" x 10'5" (2.81 x 3.18)



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Shower Room

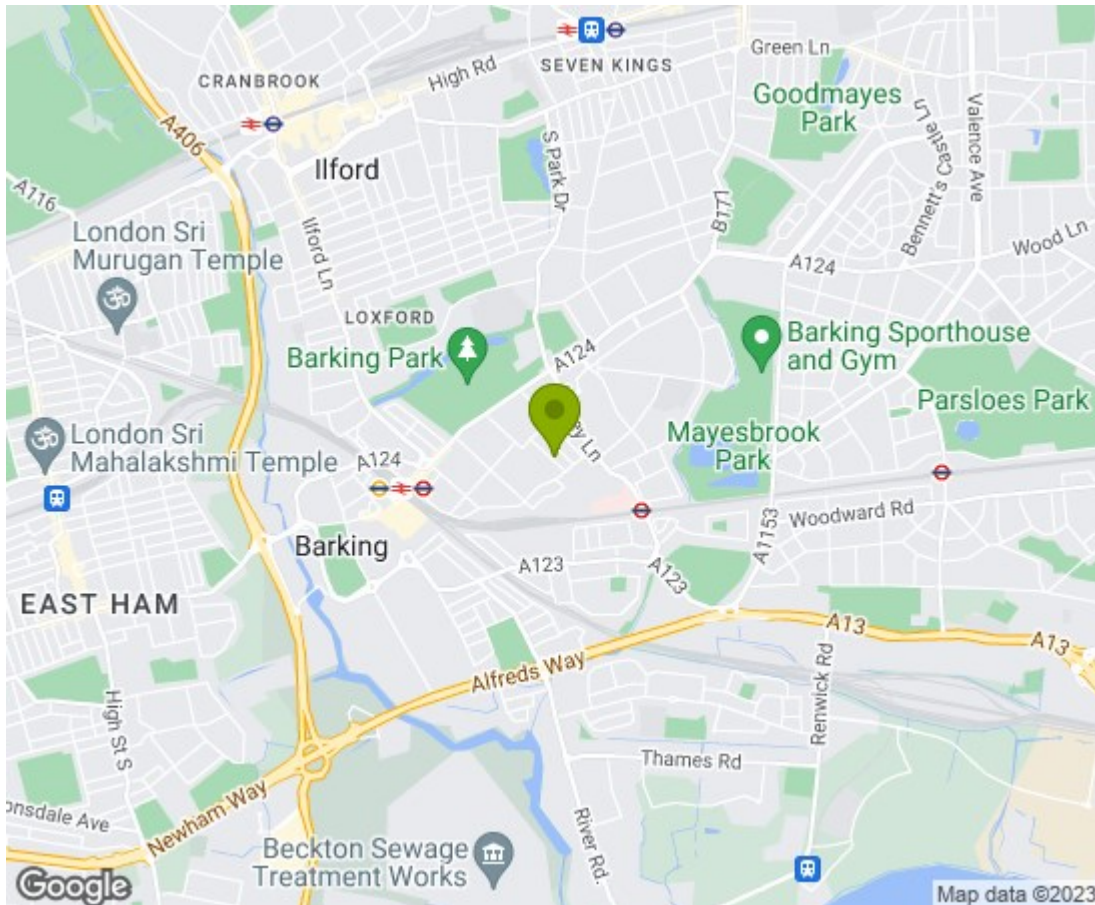
7'11" x 5'4" (2.43 x 1.65)



Garage

13'7" x 16'7" (4.16 x 5.08)





Energy Efficiency Rating

| | Current | Potential |
|---|---------|-----------|
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | 79 |
| (69-80) C | | |
| (55-68) D | 60 | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO₂) 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 | | |

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