



## **Linton Gardens, Beckton, London, E6 5SQ**

**£385,000 Freehold**

Welcome to this charming two-bedroom semi detached house situated in the desirable Linton Gardens, Beckton. This property is ideally located in the heart of the city, making it a perfect choice for those seeking both convenience and comfort.

As you enter, you will be greeted by a spacious living area that boasts modern finishes throughout and an open walkway to a fully equipped kitchen/diner. The first floor offers two well-proportioned bedrooms and bathroom. Additional benefits include a private garden, a leasehold GARAGE-EN-BLOC and NO ONWARD CHAIN.

The location is highly sought after, with excellent transport links nearby, making commuting a breeze. Whether you are heading to work or exploring the vibrant city, you will find that everything you need is within easy reach.

This property presents a wonderful opportunity for first-time buyers or those looking to downsize without compromising on quality or location. Don't miss your chance to make this delightful property your new home.

Telephone or Email to arrange a viewing.

## Entry

3'7" x 2'11" (1.10 x 0.90)

## Reception

12'9" x 20'2" (3.89 x 6.15)

## Kitchen/Diner

12'9" x 7'8" (3.89 x 2.36)

## First Floor Landing

3'0" x 6'11" (0.93 x 2.11)

## Bedroom

12'10" x 9'8" (3.93 x 2.96)

## Bedroom

9'4" x 10'9" (2.86 x 3.29)

## Bathroom

6'5" x 6'11" (1.96 x 2.13)

## Disclaimer

Whilst every care has been taken to ensure the accuracy of these particulars, such accuracy cannot be guaranteed, and therefore does not constitute any part of an offer or contract. The agent has not tested any apparatus, equipment, fixtures, fittings or services and so does not verify they are in working order, fit for purpose, or within ownership of the sellers, therefore the buyer cannot assume any information is correct. Photographs of the interior of the property are given purely to give an indication of décor, style etc., and does not imply that any furniture/fittings etc., are included.



