

PAYNE & Co

Burns Avenue, Chadwell Heath

Romford

Guide Price £210,000



Burns Avenue

Chadwell Heath, Romford

Guide price £210,000 - £220,000 Nestled within a tranquil neighbourhood, this charming 1 Bedroom Flat on the second floor is a hidden gem waiting to be discovered! Chain free and boasting over 900 years remaining on the lease, this property offers a rare sense of security and longevity. Complete with an allocated parking space, the convenience factor is further elevated with a manageable service charge of £1684 per annum and a ground rent of just £175 per annum. Ideal for first-time buyers or investors looking for a hassle-free opportunity, this flat is a true find in today's market.

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: D

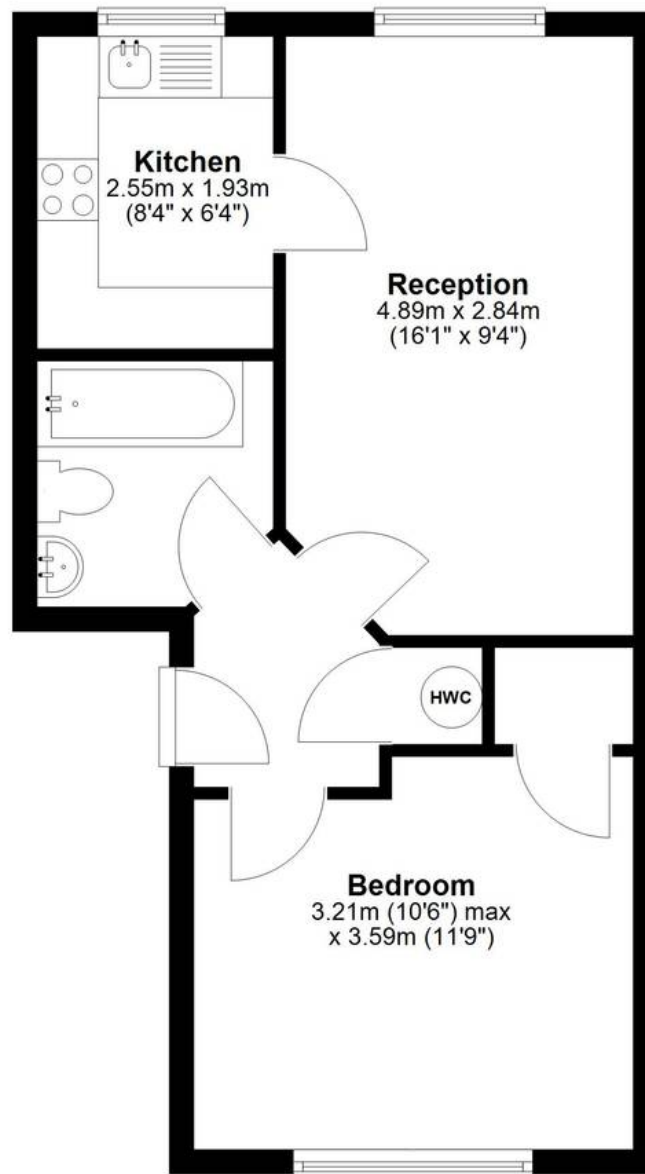
EPC Environmental Impact Rating: E

- Chain free
- Second floor flat
- Allocated parking space
- 950+ years lease remaining
- Sought after location
- No onward chain



Second Floor

Approx. 38.6 sq. metres (415.4 sq. feet)



Total area: approx. 38.6 sq. metres (415.4 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Plan produced using PlanUp.



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A private rental licensing scheme applies to some properties in this area, please contact us before proceeding. Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details. Appliances & services are untested, dimensions are approximate, and floor plans are not to scale.