

Beresfords

Est 1968



Beresfords

Guide Price £425,000 - £450,000

Freehold | 2 Bed | 1 Bath | House | Semi Detached | Council Tax Band C | EPC D | Ref NBC250509

Cotleigh Road Romford RM7 9AS

Semi-detached two bedroom semi-detached house in a charming neighbourhood. This well-maintained property boasts a bright and stylish interior. Enjoy outdoor living in the garden and benefit from resident parking. Ideal for first-time buyers or as an investment opportunity. Book your viewing today!

- Two bedroom semi-detached house
- Excellent condition
- Lovely first floor shower room
- Popular location
- Short walk to Romford overground (Elizabeth line)
- Ideal first time buy or buy to let investment



Scan the QR code for full details and key information on this property.





Beresfords - Gidea Park Sales

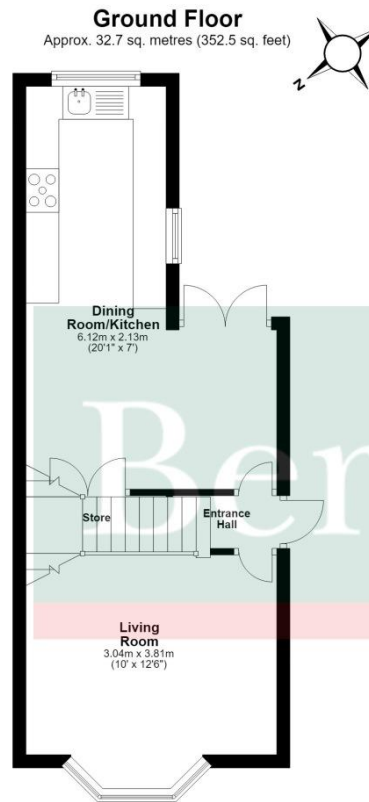
Beresfords Residential
85 Main Road
Gidea Park
Essex
RM2 5EL

T: 01708 730 255

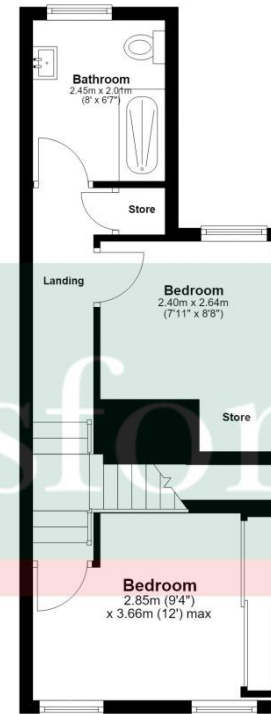
E: gideaparksalesdept@beresfords.co.uk

www.beresfords.co.uk

Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		



First Floor
Approx. 26.9 sq. metres (289.0 sq. feet)



Second Floor
Approx. 10.5 sq. metres (113.0 sq. feet)



Total area: approx. 70.1 sq. metres (754.5 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

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Cotleigh Road

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