

MADISON BROOK
INTERNATIONAL



LUPIN CLOSE, RUSH GREEN, ROMFORD, RM7 0WY



LUPIN CLOSE, ROMFORD, RM7

£250,000



PROPERTY SUMMARY

This two-bedroom apartment is located on the ground floor of a purpose-built development and has parking.

The property hosts a spacious lounge offering plenty of natural light, a separate kitchen, two well proportioned double bedrooms and a family bathroom. Additionally, the apartment comes with an allocated parking space.

Conveniently located for the A13 and M25 which allows access in and out of the City.



PROPERTY FEATURES

- + Two Bedroom Apartment
- + Ground Floor Location
- + Parking
- + Light & Airy
- + Service Charge: £864.00 Per Annum

PROPERTY FEATURES

- + Ground Rent: £120.00 Per Annum
- + Lease Length: 104 Years Remaining
- + Council Tax Band: (C)
- +
- +

FOR SALE

LUPIN CLOSE, ROMFORD, RM7

£250,000 LEASEHOLD



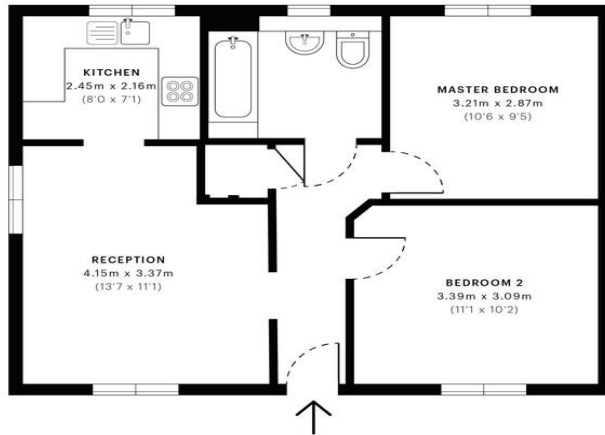
MADISON BROOK

Lupin Close, RM7

CAPTURE DATE 25/07/2020 LASER SCAN POINTS 21,961,723

GROSS INTERNAL AREA

51.12 sqm / 550.25 sqft



Ground Floor

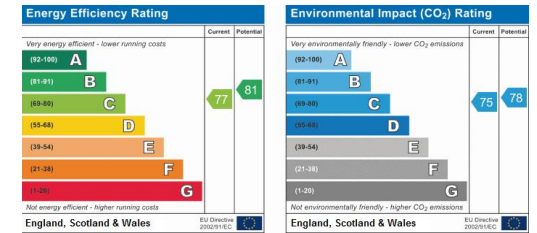
GROSS INTERNAL AREA (GIA) This is part of the property. 51.12 sqm / 550.25 sqft	NET INTERNAL AREA (NIA) Excludes walls and external features. Includes washrooms, restricted head height. 48.14 sqm / 518.17 sqft	EXTERNAL STRUCTURAL FEATURES Balconies, terraces, verandas etc. 0.00 sqm / 0.00 sqft	RESTRICTED HEAD HEIGHT Limited use area under 1.8m. 0.00 sqm / 0.00 sqft
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Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plans and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 2B RESIDENTIAL 51.84 sqm / 555.85 sqft
IPMS 2C RESIDENTIAL 48.87 sqm / 526.03 sqft
SPEC ID: 5108250b6046280a5dccc0d04

- + Ref: 11508
- + Availability: For Sale
- + Bedrooms : 2
- + Bathrooms: 1
- + Reception Rooms: 1
- + Tenure: Leasehold



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