



Mashiters Walk, Marshalls Park, Romford
Semi Detached 4 Bedroom House

Guide Price : £650,000-£700,000

Freehold

Mashiters Walk, Marshalls Park, Romford – 4 Bedroom Semi Detached Family Home

Property Details:

Superb, well-presented 4 Bedroom family home in a quiet location, with lots of space for a growing family and the potential to expand further as your family grows. 3 bedrooms, and 4 piece 'Jack & Jill' bathroom, to the first floor, with large through lounge/diner, fitted kitchen/breakfast room, utility room, bathroom and 4th bedroom to the ground floor. There is plenty of space in this lovely family home. Recently decorated and new carpets and flooring throughout. Large rear garden with large patio areas for 'Al Fresco' dining, mainly lawn to remainder of garden, borders with mature trees, shrubs and plants this really is a great space with lots of potential. Side access from the front to the rear garden via the utility room and off-street parking to the front on the driveway for 3 cars. Close to good schools, Marshalls Park Academy is just a few minutes' walk, and close to amenities, shops and transport links with A12/M25 & A127 all close by. This house has everything you could want and is ready to move in and make your own. Immaculate condition throughout, just move in and live!!

This family home will appeal to a variety of buyers including up/downsize home movers and those looking for something with plenty of space but with potential to expand further as the family grows. Don't delay, book your viewing! Viewing by appointment only.

Ground Floor:

Entrance from side to front door and also door to utility room.

Hallway: 9'2" x 6'11" – Part double glazed door and window to front Access to ground floor accommodation. Stairs to first floor. Large storage cupboard. Wood flooring. Smooth ceiling with downlights. Neutral décor.

Sitting Room: 13'5" x 11'5" - Double glazed leaded style Bay window to front aspect. Chimney breast with feature fireplace. Smooth ceiling with ornate ceiling rose and coving. Wood flooring. Radiator. Neutral décor.

Bedroom 4 / Study: 8'10" x 7'0" – Double glazed leaded Bay style window to front. Bespoke built in wardrobes and storage. Wood flooring. Smooth ceiling with coving. Radiator. Neutral décor.

Bathroom 2: 6'10" x 6'6" – P-Shaped bath with shower over. Low level W.C. Vanity sink. Built in storage cupboards. Heated towel rail. Smooth ceiling with coving. Fully tiled to walls. Wood flooring. Neutral décor

Through Lounge / Diner: 25'5" x 11'6" – Large lounge with arch through to dining area. 2 x radiators. Smooth ceiling with ornate ceiling rose and coving, 2 x pendant lights and 2 x wall lights. Double glazed French doors to rear decked patio area. Wood flooring. Neutral décor. Door from lounge area to kitchen/breakfast room.

Kitchen/Breakfast Room: 12'8" x 12'5" L-shaped – Double glazed window overlooking rear garden. A range of wall and base units giving plenty of storage space. Range cooker with extractor over. 1 ½ bowl Butler style sink with mixer tap and drainer. Space for Fridge/freezer, Integrated dishwasher. Grey roll top work surfaces. Breakfast Bar. Smooth ceiling with down lights. Neutral décor. Door to utility room.

Utility Room: 12'8" x 12'5". 2 x high level double glazed windows to front aspect. Door to front and part glazed door to rear garden. A range of wall and base units. Stainless steel sink with drainer and mixer tap. Combi boiler mounted to wall. Space for washing machine and dryer. Electric radiator. Smooth ceiling. Wood flooring. Neutral décor.

First Floor

First Floor Landing: 15'8" x 6'0" - Access to all first floor accommodation and access to loft. (Loft has ladder & Light). Large storage cupboard. Fitted carpet. Radiator. Smooth ceiling with downlights. Neutral décor. Door to:

Bedroom 1: 12'7" x 12'6" - Double glazed leaded style bay window to front aspect. Bespoke fitted furniture. Fitted carpet. Radiator. Smooth ceiling with coving. Neutral décor.

Bathroom En-suite / Jack & Jill style : 13'4" x 6'3" – 2 x Double glazed frosted window to side and front aspects. 4 piece suit comprising of Panel bath with mixer tap and shower. Shower cubicle. Low level W.C. and hand basin with bespoke fitted furniture. Marble surface surrounds and large wall mirrors. Fully tiled to walls & floor. Heated towel rail, Smooth ceiling with downlights. Neutral decor. Door to Master Bedroom and door to Landing.

Bedroom 2: 12'6" x 9'4". Double glazed window to rear aspect. Bespoke fitted furniture. Fitted carpet. Radiator. Smooth ceiling with downlights. Neutral Décor.

Bedroom 3: 15'8" x 6'5". Double glazed leaded bay style window to rear aspect. Bespoke fitted furniture. Fitted carpet. Radiator. Smooth ceiling with downlights. Neutral Décor.

Outside:

Rear Garden: Approx 80' (unmeasured). Large rear garden commencing with large patio area for 'Al Fresco' dining. The remainder mainly laid to lawn with border gardens with a variety of established trees, shrubs and plants with shed at rear to remain. Access from the front via utility room.

To Front of property: Paved driveway to front with parking for 3 vehicles. Access to rear garden via Utility room.

Council Tax Band: E - Local Council: Havering. - Approximate gross internal area TBC.m2 – TBC sqft
EPC: TBC

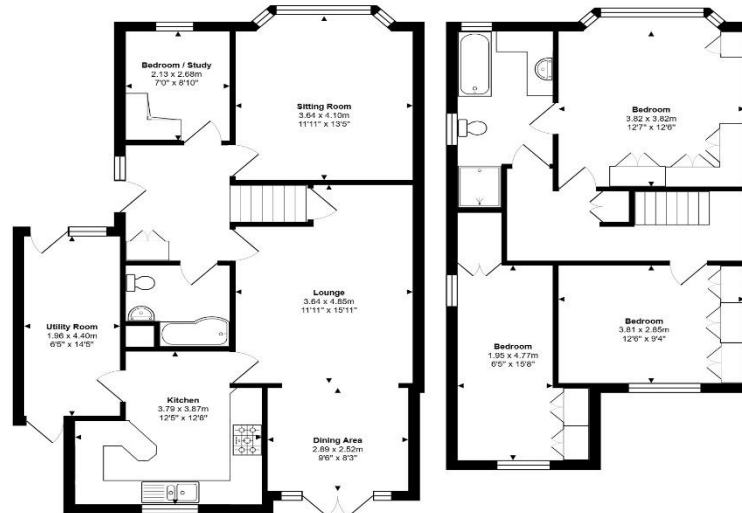
NO ONWARD CHAIN



NO ONWARD CHAIN



- 4 Bedrooms
- 2 Bathroom
- Through Lounge / Dining Room
- Fitted Kitchen/Breakfast Room
- Utility Room
- Sitting Room
- Gas Central Heating
- Double glazing
- Off Street Parking on Drive
- Large Rear Garden
- Close to Shops, Schools, Local amenities & transport links



Total Area: 136.1 m² ... 1465 ft²

Measurements are approximate for illustrative purposes only and may have been taken from the widest area
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EPC TO FOLLOW

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NO ONWARD CHAIN