

## Property Description

**Guide Price - £350,000 - £375,000**

Located on this popular road, benefiting from garage to rear. As well as rear extension, two reception rooms and a four-piece family bathroom. This two-bedroom Victorian style home is only a short walk from local shops, Mawney park and popular transport links leading to Romford town centre and station.

Front Garden

Entrance Hall

Living Room – 13'04" x 11'07"

Dining Room – 11'11" x 9'06"

Utility Room – 11'00" x 6'04"

Kitchen – 10'05" x 7'08"

Landing

to fitted wardrobes. Bedroom One – 11'04" x 15'08"

to fitted wardrobes. Bedroom Two – 11'03" x 8'08"

Family Bathroom – 9'01" x 7'08"

Rear Garden

Garage

Disclaimer: Information provided about this property does not constitute or form part of an offer or contract, nor may be it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.

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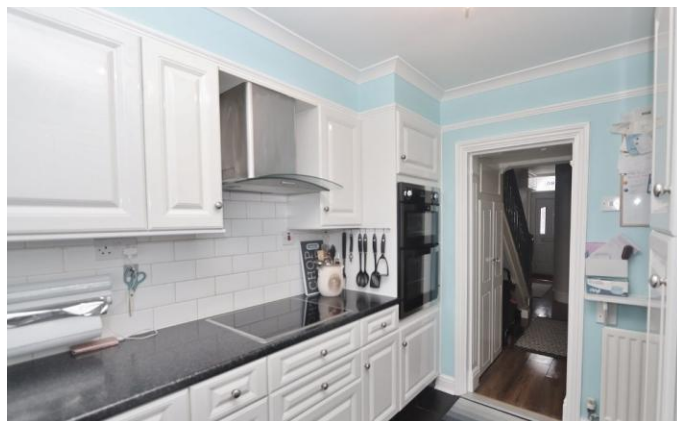
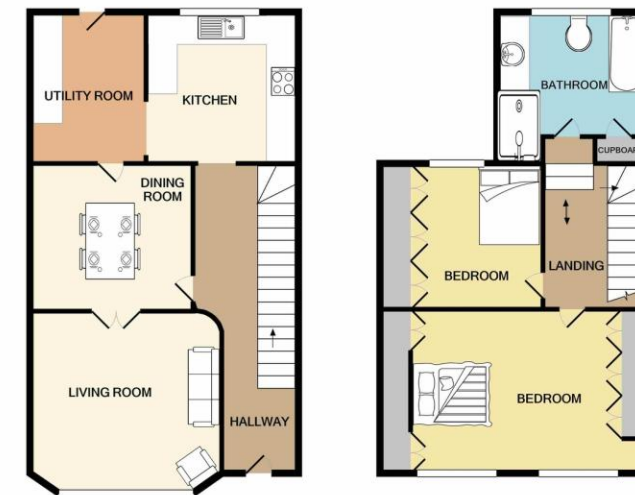
**2 Bedroom**

**Mid Terraced House**

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**Marlborough Road, Romford, RM7 8AJ**





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any 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.  
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