Sandra Davidson ESTATE AGENTS



Somersby Gardens, Redbridge, IG4 5EA Offers in excess of £590,000



Sandra Davidson ESTATE AGENTS



10 Roding Lane South, Redbridge, Essex, IG4 5NX T: 020 8551 0211 F: 020 8551 7111 redbridge@sandradavidson.com www.sandradavidson.com

Sandra Davidson are pleased to present a rare opportunity to acquire this well maintained, four bedroom semi detached family home situated on a popular road within the Redbridge and Beal school catchments and within easy access to Redbridge central line station and local amenities. The property benefits from four bedrooms, through lounge, fitted kitchen, large un-overlooked rear garden and an attached garage offering scope for large extensions (SSTP). The property comprises:-













Sandra Davidson Estate agents



ENTRANCE

Into entrance hall via partly glazed wooden door with sidelight window, fitted carpet, radiator, ceiling rose, ornamental ceiling mouldings, picture rail, dado rail, carpeted stairs to first floor, under stairs cupboard housing meters, doors to:-

THROUGH LOUNGE 10.10m max into bay x 4.41m max into alcove (33'2'' max into bay x 14'6'' max into

Original period single glazed wooden frame bay window to front with stained glass window above, ceiling roses with feature chandeliers, wall mounted lights, ornamental wall mouldings and coving, fitted carpet, picture rail, wooden fire surround with inset gas fire, further single glazed wooden frame window to rear.

KITCHEN/DINER 5.05m max x 3.80m max (16'7'' max x 12'6'' max)

Fitted wall and base units, work surface, 4 ring gas hob with extractor hood above, integral oven and grill, one and a half bowl single drainer sink unit, plumbing for washing machine, single glazed wooden framed window to rear, wooden framed door leading on to garden, vinyl flooring, wooden beams to ceiling, tiled walls, door to storage cupboard.

FIRST FLOOR LANDING

Single glazed stained glass wooden frame window to flank, fitted carpet, fitted storage, access to loft space, doors to:

BEDROOM ONE 5.24m max into bay x 4.51m max into alcove (17'2'' max into bay x 14'10'' max into alcove)

Original period single glazed wooden frame bay window to front with stained glass window above, radiator, fitted carpet, ceiling mouldings, ornate timber fire surround.

BEDROOM TWO 4.62m max into Cpbd x 3.83m (15'2" max into Cpbd x 12'7")

Original period single glazed wooden frame window to rear, fitted cupboards, fitted carpet, picture rail, radiator.

BEDROOM THREE 2.44m x 2.44m (8'0'' x 8'0'')

Original period single glazed wooden frame window to front, fitted cupboards, fitted carpet, picture rail, radiator.

BEDROOM FOUR 3.83m x 3.14m (12'7'' x 10'4'')

Original period single glazed wooden frame window to front and rear with stained glass window above, fitted carpet, light, picture rail, radiator.

FAMILY BATHROOM 2.62m x 1.95m (8'7'' x 6'5'')

Suite comprising panelled bath with shower attachment, square pedestal hand wash basin, wc, wall mounted mirrored vanity unit, tiled walls, vinyl flooring, radiator.

ATTACHED GARAGE 4.85m x 2.84m (15'11'' x 9'4'')

Wall mounted boiler, fitted shelves, power and lighting, up and over door.

EXTERIOR

The rear garden is approximately 100' with paved area, remainder lawn with flower beds, brick built shed, personal side access gate, door to attached garage, door to outside WC.

To the front of the property there is off street parking and a front garden.

OUTSIDE WC

High level w.c with pull chain cistern

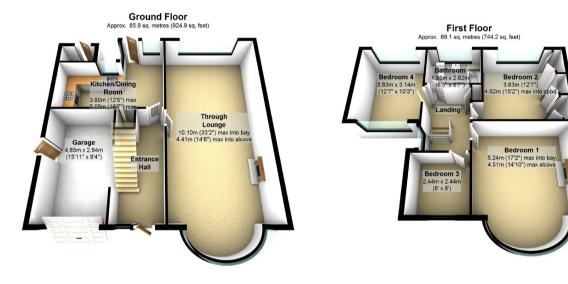




Sandra Davidson ESTATE AGENTS



10 Roding Lane South, Redbridge, Essex, IG4 5NX T: 020 8551 0211 F: 020 8551 7111 redbridge@sandradavidson.com www.sandradavidson.com



Total area: approx. 155.1 sq. metres (1669.2 sq. feet) This plan is for Illustration purposes only and may not be representative of the propertyPlan created by Sandra Davidson Estate Agentswww.sandradavidson.com Plan produced using The Mobile Agent.

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website. DISCLAIMER: These particulars form no part of any contract. Whilst every effort has been made to ensure accuracy, this cannot be guaranteed.