



CHALK STREET /

Albert Road, Romford, RM1

£170,000

Bedrooms: 2 | Bathrooms: 1 | Receptions: 1

Ideally located within easy reach of Romford town centre and rail links is this self-contained two-bedroom ground-floor maisonette. Offering approximately 424 sq. ft. of internal accommodation, the property presents an opportunity for cash buyers, investors or those looking for a home to update and personalise. Romford town centre offers a wide choice of shopping, leisure and entertainment facilities, together with its historic market. Romford Station provides Elizabeth line services, adding to the appeal of the location for those travelling into London.

Upon entering the home via its private entrance, you are greeted with an entrance lobby, with the bathroom positioned to the left and access ahead to the main living accommodation.

The reception room measures 16'4" x 13'2" maximum and provides space for both comfortable seating and a dining table. Neutral walls and wood-effect flooring run throughout the room, while a window draws natural light into the space. Doors lead directly to both bedrooms, with an opening connecting the living area to the kitchen.

The kitchen measures 9'3" x 5'5" and features a range of white wall and base units, complemented by wood-effect worktops and tiled splashbacks. A stainless-steel sink with drainer is set into the worktop, with space for a freestanding cooker and washing machine. A window provides natural light.

The larger bedroom measures 9'10" x 8'4" and accommodates a double bed alongside additional bedroom furniture. Finished with neutral walls and wood-effect flooring, the room also benefits from a window.

The second bedroom measures 9'10" x 7'9" and offers flexibility for use as a bedroom, dressing room or home office, depending on individual requirements. A window allows natural light into the room.

Completing the internal accommodation is the bathroom, comprising a panelled bath with shower over, a wash hand basin with vanity storage beneath and a low-level W/C. Tiled walls with a contrasting decorative border complete the room.

According to the vendor:

Lease Length: 79 Years Remaining

Ground Rent: £100 per annum

Buildings Insurance: £439.90 per annum

Service Charge: None





- Two Bedrooms
- Ground Floor Maisonette
- Approximately 424 Sq. Ft.
- Lounge / Diner
- Separate Kitchen
- Ideal First Purchase
- Opportunity To Update And Personalise
- 79 Years Remaining On Lease
- Within Easy Reach Of Romford Town Centre
- Convenient For Romford Station

Parking: First come first serve, unrestricted

Heating: Electric

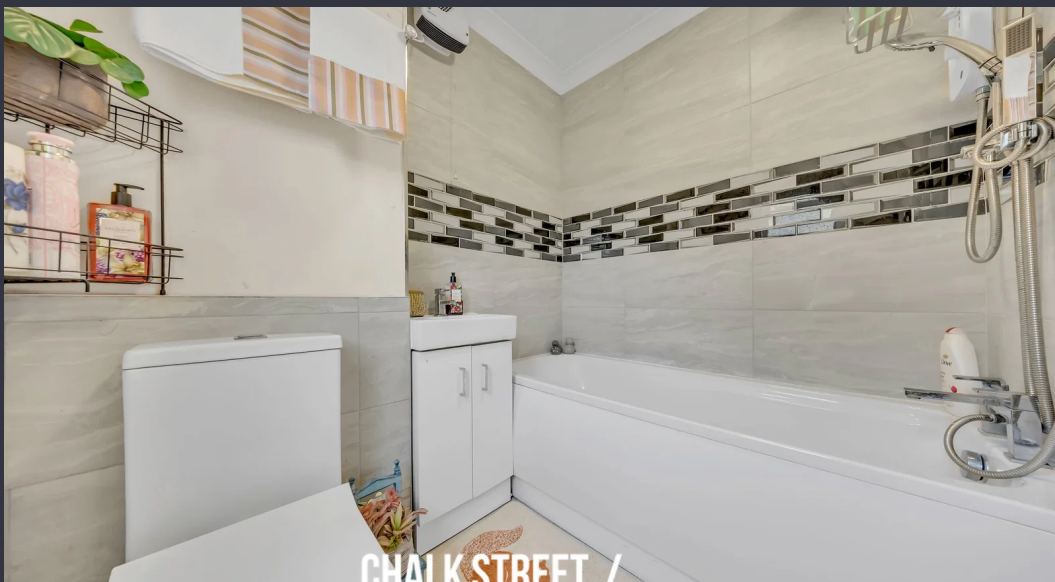
Broadband: Available but currently not connected

Mobile Coverage: No known issues

Sewerage: Not known



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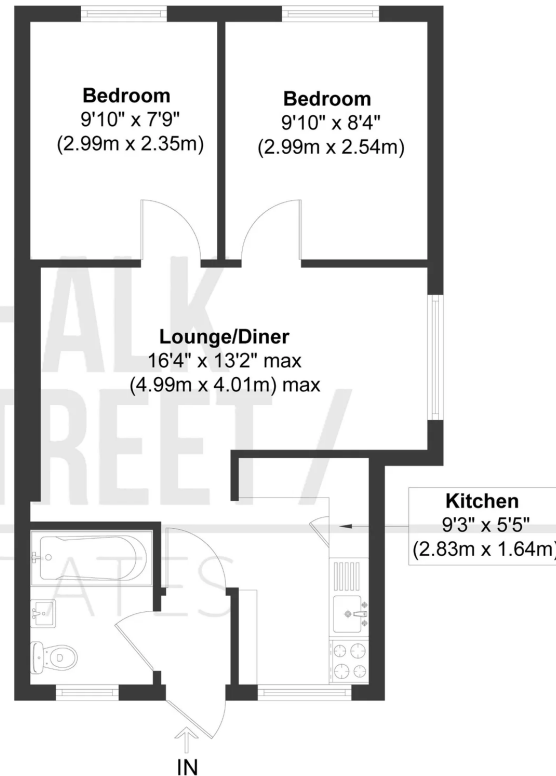


ALBERT RD, ROMFORD, RM1



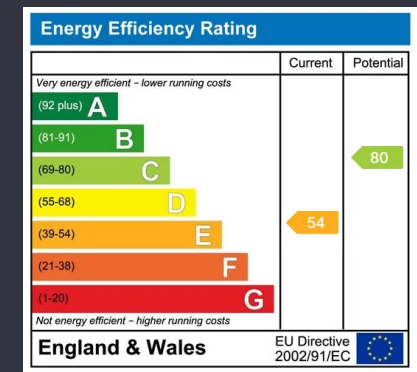
2 BEDROOM 1 BATHROOM 1 RECEPTION ROOM

TOTAL INTERNAL AREA
39.40 SQ.M / 424 SQ.FT
FOR IDENTIFICATION ONLY - NOT TO SCALE



THIS FLOOR PLAN HAS BEEN PROFESSIONALLY PREPARED IN ACCORDANCE WITH RICS PROPERTY MEASUREMENT STANDARDS. WHILST EVERY EFFORTS HAS BEEN MADE TO ENSURE ACCURACY, ALL DIMENSIONS, LAYOUTS, AND TOTAL AREAS ARE APPROXIMATE AND FOR ILLUSTRATIVE PURPOSE ONLY. NO RESPONSIBILITY IS TAKEN FOR ANY ERROR, OMISSION, OR MISSTATEMENT. INTERESTED PARTIES SHOULD RELY ON THEIR OWN INSPECTIONS AND MEASUREMENTS.

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