



Together Homes



PEARTREE CLOSE SOUTH OCKENDON

£250,000
Asking price

Lease of 109 years - Service charge of £680 per year - Ground rent £100 vendor advised

CHAIN FREE

Nestled within a quiet residential turning in the heart of South Ockendon, this well presented three bedroom second floor maisonette offers generous living space across two floors and a welcoming, homely atmosphere throughout. Ideal for first time buyers, families, or buy to let investors, the property is within close reach of local amenities, reputable schools, and South Ockendon Station, offering direct access to London Fenchurch Street via the c2c line.

As you step into the property, you're greeted by a wide and spacious entrance hallway with a warm and inviting feel. From here, you're led into a bright and well equipped kitchen that



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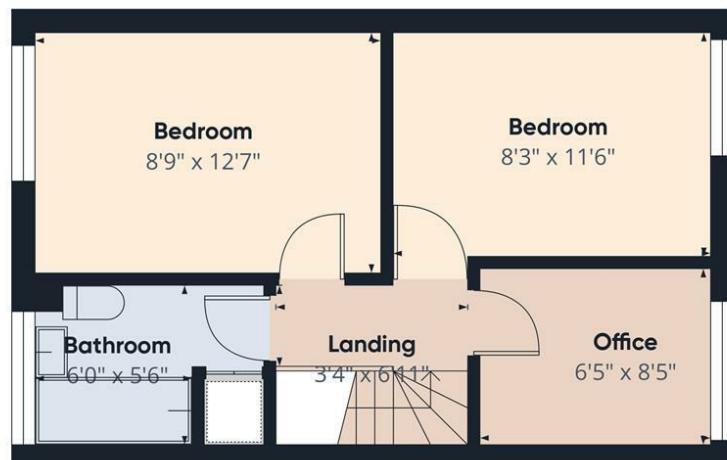
Floor 0

Approximate total area⁽¹⁾

687 ft²

Reduced headroom

13 ft²



Floor 1

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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