



SPENCER JAMES
RESIDENTIAL

8 Hartlepool Court | London E16 2RL
T: +44 (0) 20 7474 3636
E: mail@spencer-james.co.uk
www.spencer-james.co.uk



**** One Bedroom One Bathroom Apartment ****

**** Offered Chain Free ****

**** Allocated Parking ****

**** Double Glazed Window ****

**** Gas Central Heating ****

**** Balcony ****

**** EPC C ****

**** Council Tax C ****



Benedicts Wharf, Barking

£240,000 Leasehold

Offered Chain free is this well presented first floor one bedroom one bathroom apartment situated in the highly desirable Benedicts Wharf development, Barking.

The development is located walking distance to the town centre with local shops, amenities, bus stops and underground station.

The property has a large private balcony, double glazed windows, communal heating hot water and heating system and comes with allocated secure off street parking space.

Entrance Hall

Laminate flooring, wall mounted radiator, doors to all rooms

Lounge/Diner

Laminate flooring, wall mounted radiator, double glazed window to front, door to side giving access to balcony, open plan to kitchen.

Kitchen

Laminate flooring, range of eye and base level units, stainless steel sink with mixer tap over, space and plumbing for washing machine, space for fridge freezer.

Bedroom

Carpet flooring, wall mounted radiator, double glazed window and door to front giving access to balcony.

Bathroom

Vinyl flooring, wall mounted towel rail, three piece suite comprising of low level wc, wash hand basin with mixer tap over, bath with mixer tap and shower attachment over.

Balcony

Private balcony

Lease Details

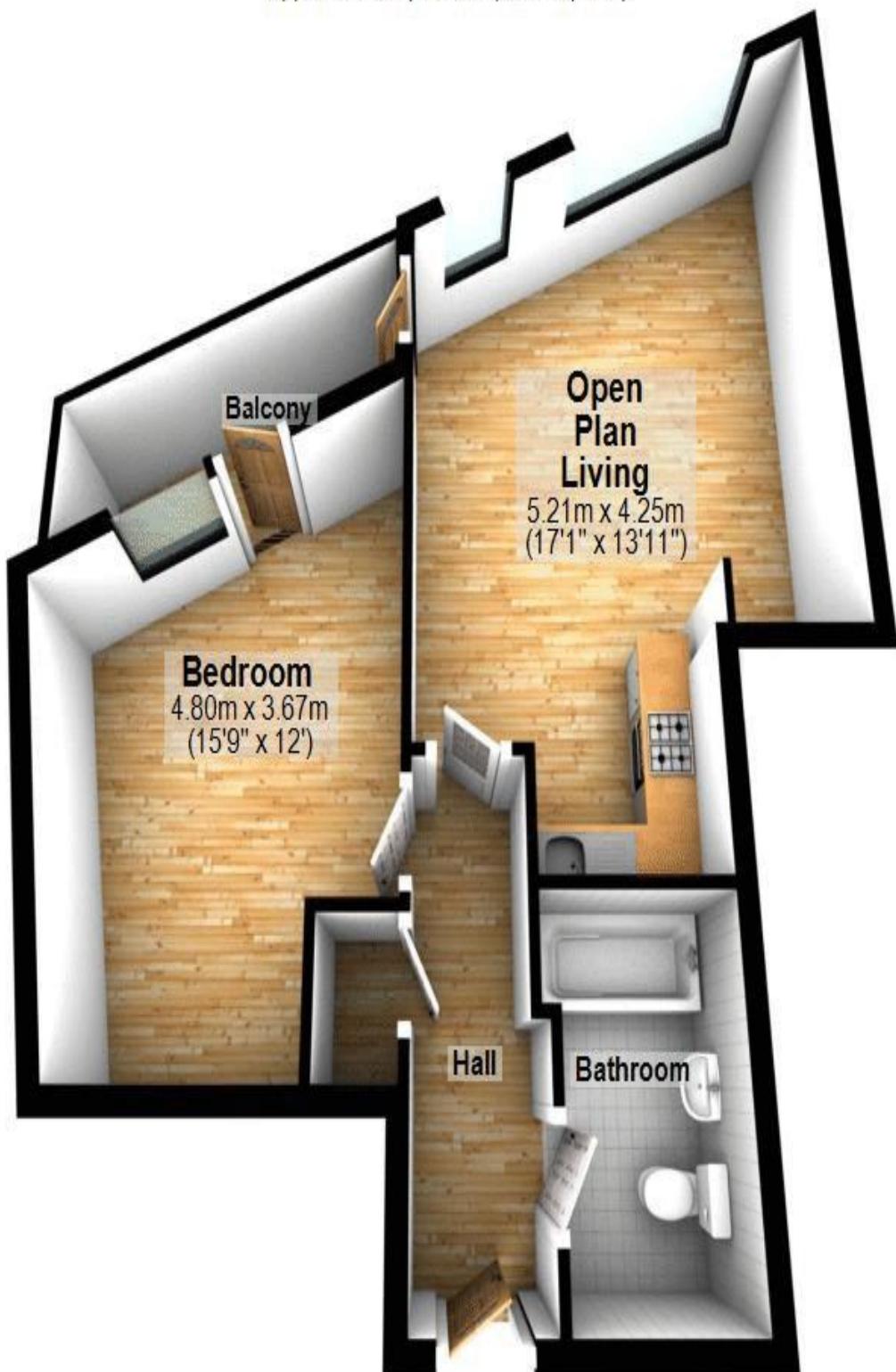
Service Charge £4,281.03 Per Annum

Lease Length 129 Years Remaining

Ground Rent £201 Per Annum

First Floor

Approx. 47.4 sq. metres (509.9 sq. feet)



Total area: approx. 47.4 sq. metres (509.9 sq. feet)

