



Guide Price
£550,000

Freehold

3x  1x  2x 

**Michigan Avenue,
London, E12**

OVER 60?

Secure this property
for up to **59% less!**

 **DOUGLAS
ALLEN**
Helping you move forwards



Main features

- **Spacious terraced house close to Manor Park station**
- **Lounge & separate dining room**
- **Low maintenance rear garden**
- **Spacious kitchen**
- **Ground floor separate toilet**
- **First floor family bathroom**
- **Close to good schools & places of worship**

Accommodation

GROUND FLOOR

Entrance Porch
 Entrance Hall
 Lounge: 13'5 x 12'0 (4.09m x 3.66m)
 Dining Room: 11'5 x 11'0 (3.48m x 3.36m)
 Kitchen: 17'6 x 9'3 (5.34m x 2.82m)
 Cloakroom

FIRST FLOOR

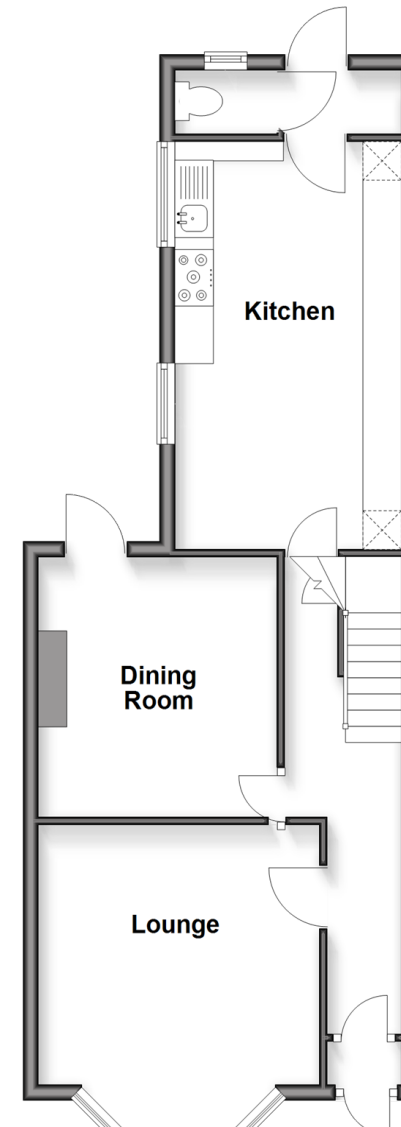
Landing
 Bedroom 1 : 15'3 x 11'8 (4.65m x 3.56m)
 Bedroom 2: 11'0 x 10'2 (3.36m x 3.10m)
 Bedroom 3: 13'7 x 9'4 (4.14m x 2.85m)
 Bathroom

OUTSIDE

Front and Rear Garden

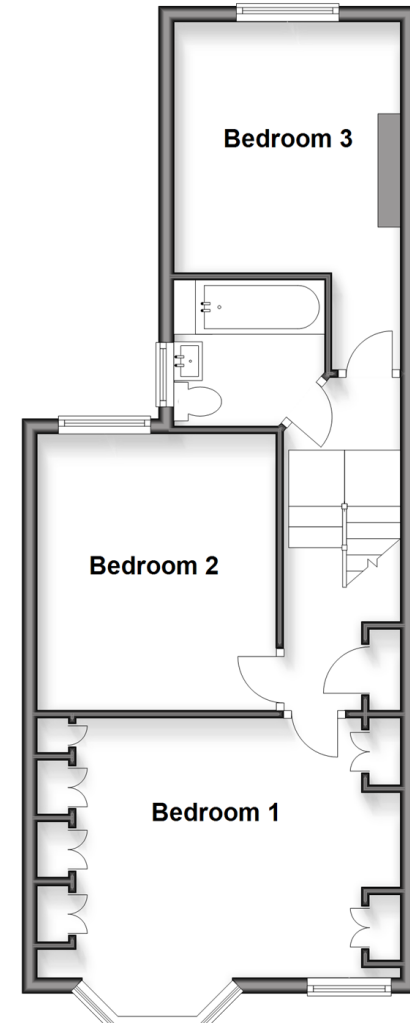
Ground Floor

Approx. 51.1 sq. metres (550.2 sq. feet)



Split Level First Floor

Approx. 49.1 sq. metres (529.0 sq. feet)



Call East Ham - 020 8472 8140 ■ douglasallen.co.uk

- If buying to rent, please check if Local Authority licensing schemes apply before proceeding
- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



51308072/20260727/CN/NK