



STANLEY AVENUE, GIDEA PARK

**** SSTC PRIOR TO PUBLICATION **** Extended Three-Bedroom End of Terrace
 | Open Plan Lounge/Diner | Kitchen | First Floor Bathroom | Detached Garage |
 Walking Distance to Gidea Park's Elizabeth Line Railway Station | Close to Local
 Schools | Close to Lodge Farm and Raphael's Park |

£575,000 Freehold | 3 bedroom end of terrace for sale



SSTC

CHARLES STRATTON
 ESTATE AGENTS



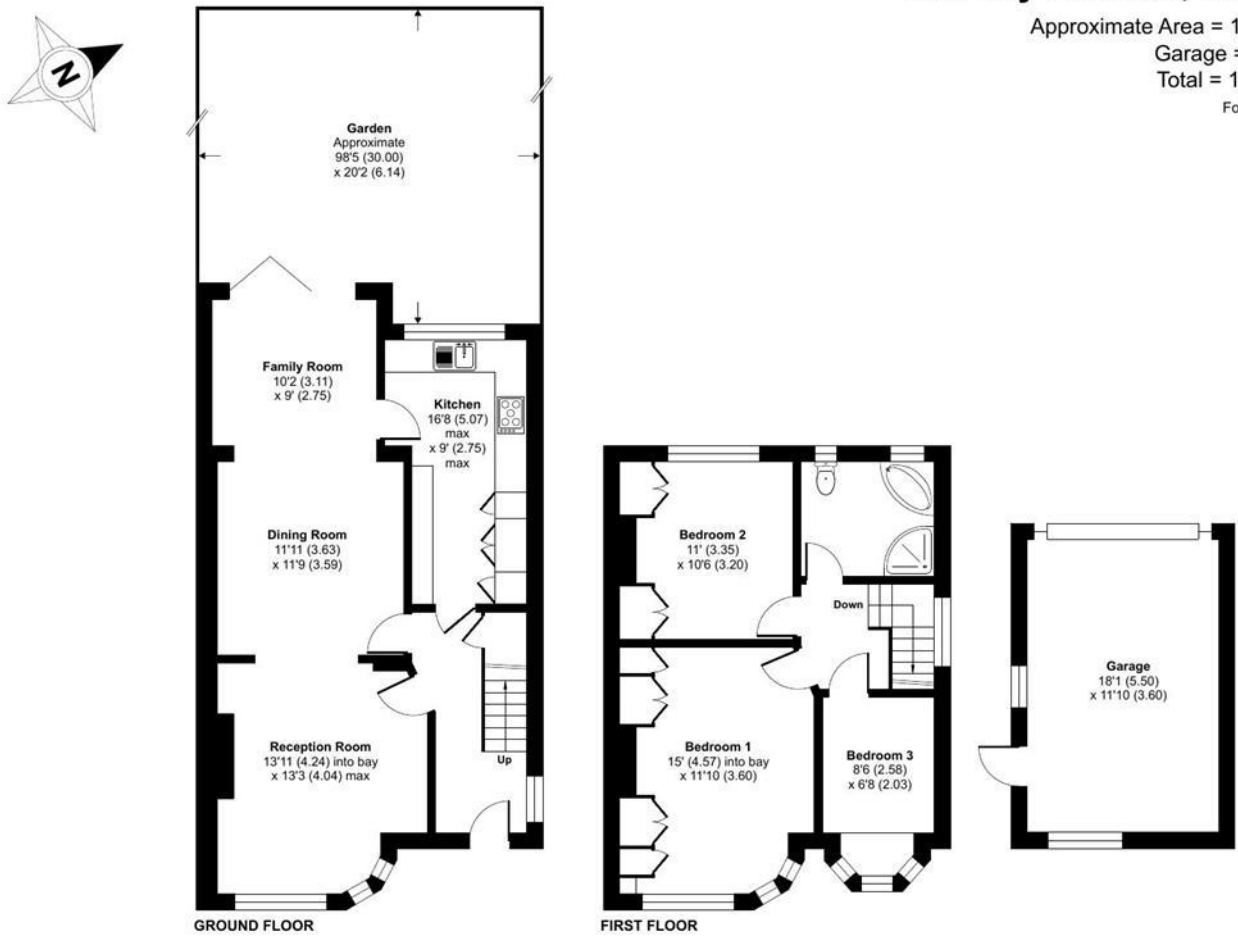
Tenure: Freehold
Parking options: Garage, Off Street
Garden details: Private Garden





Stanley Avenue, Romford, RM2

Approximate Area = 1140 sq ft / 105.9 sq m
Garage = 213 sq ft / 19.7 sq m
Total = 1353 sq ft / 125.6 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichcom 2025. Produced for Charles Stratton Estates Ltd. REF: 1376088

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92-100) A		(92-100) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	
The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.		The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO ₂).	

Viewing by appointment only
Charles Stratton Estates Ltd

192 Main Road, Gidea Park, Romford RM2 5HA

Tel: 01708 726 817 Email: sales@charlesstratton.co.uk Website: www.charlesstratton.co.uk/

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