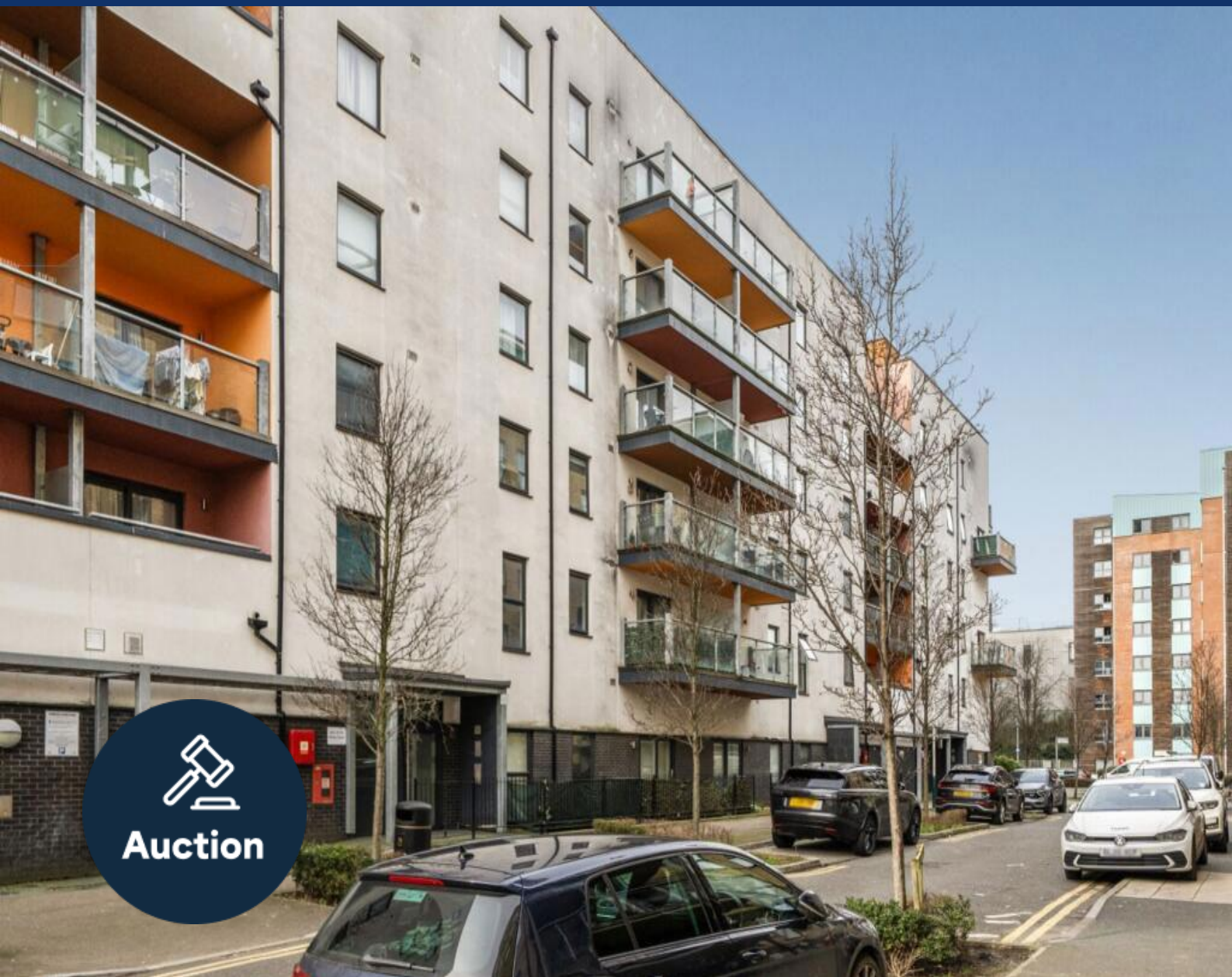


**Auction**

1 bed flat to buy in RM7

Widford Drive, Romford, Romford,
Romford, RM7 0FY

£145,000

 Starting Bid

 x1  x1  x1

Tenure

Leasehold

Allocated parking

Property features

 EPC Rating C

Key Information

- ✓ Council Tax: Band C
- ✓ EPC Rating: C
- ✓ Heating supply: Other
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Mobile signal: Good

Arrange a viewing

Vinny Dadhria
Branch Manager
London Auction

0207 867 3382
london@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

The property is being sold via a transparent online auction. In order to submit a bid upon any property being A Legal Pack associated with this particular property is available to view upon request and contains details relevant to the legal documentation enabling all interested parties to make an informed decision prior to bidding. The Legal Pack will also outline the buyers' obligations and sellers' commitments. EPC Rating: C

Council Tax Band: C

Tenure: Leasehold

Length of Lease: 240

Annual Ground Rent Amount: £250.00

Annual Service Charge Amount: £2,134.00

Price: Starting Bid £145,000

Property Type: Flat

Parking: Allocated

Year built: 2015

Construction materials: Brick and block

Roofing type: Flat

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Coalfield or mining area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: Yes

Heating: Other

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

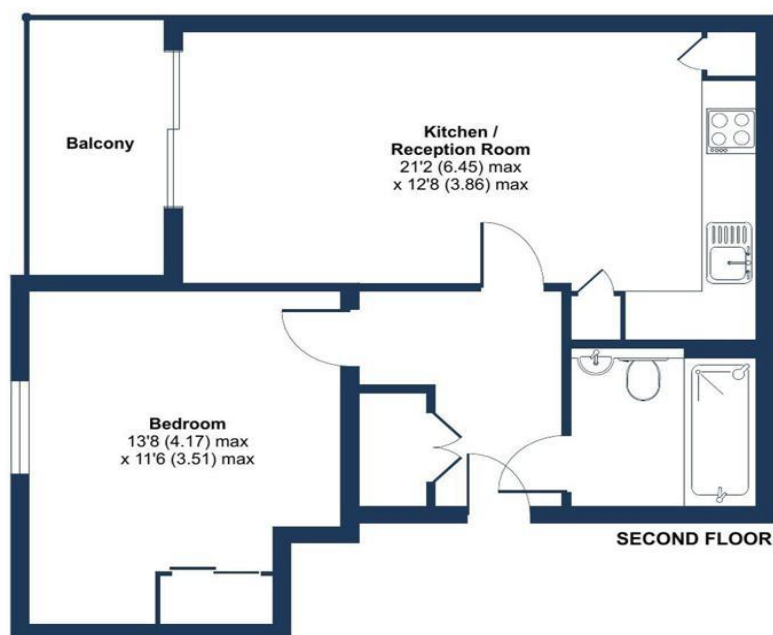
Mobile signal coverage: Good



Wideford Drive, Romford, RM7

Approximate Area = 508 sq ft / 47.1 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchcom 2026. Produced for Brookings Estate Agents. REF: 1415734



BROOKINGS
SALES · LETTINGS · MANAGEMENT

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	77	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

Wideford Drive, Romford, Romford, Romford, RM7 0FY

Contact your local branch today for more information on this property:

**Mercantile House Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0207 867 3382,
london@pattinson.co.uk, www.pattinson.co.uk**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

