



249a Oxlow Lane, Dagenham, RM10 7YR



£1,550

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McDowalls are pleased to offer to the market this split level 2 bedroom flat. The property features two good sized bedrooms and a kitchen inclusive of white goods.

The property is a short walk to Dagenham East Station and close to local amenities.

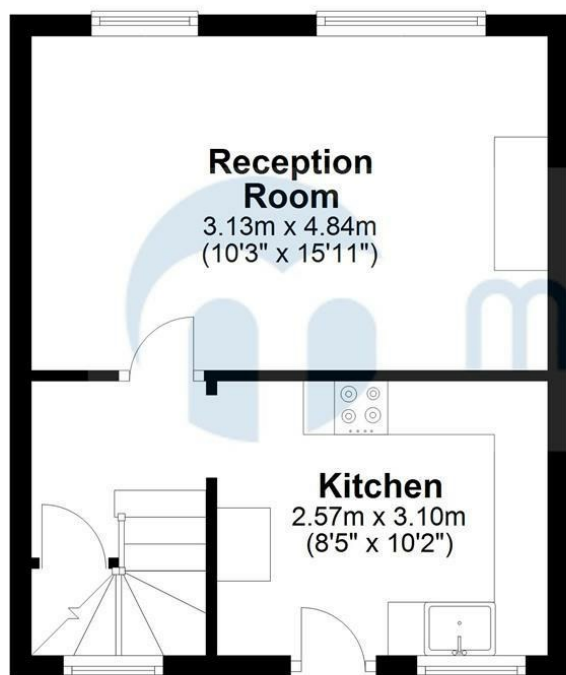
The property licence allows 2 people to live in this property.

Viewings Highly recommended.

Council Tax Band A £1262 per year.

Ground Floor

Approx. 28.1 sq. metres (302.2 sq. feet)



First Floor

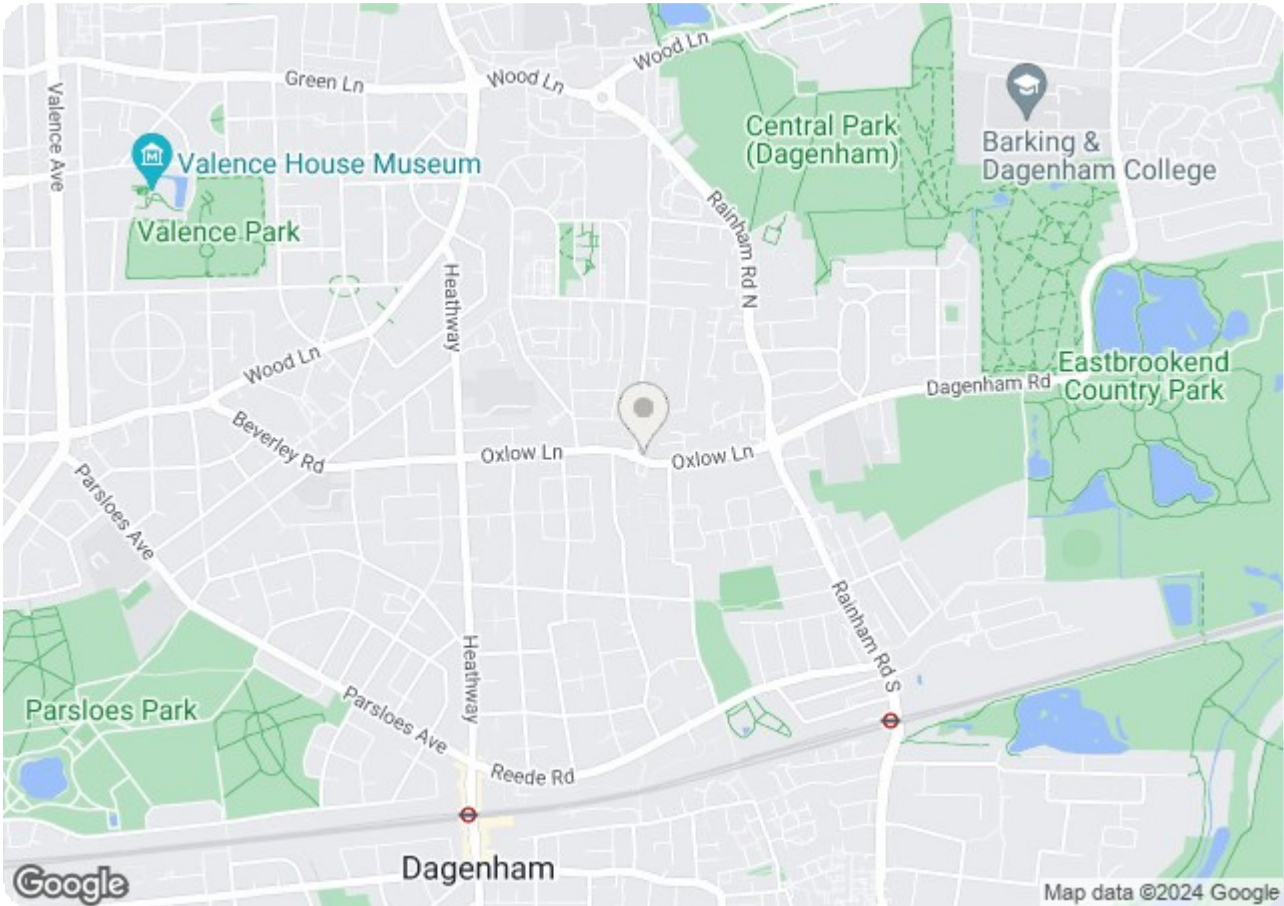
Approx. 28.4 sq. metres (305.5 sq. feet)





Total area: approx. 56.5 sq. metres (607.6 sq. feet)

Floor Plan measurements are approximate and are for illustrative purposes only.
Plan produced using PlanUp.

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| 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 | 48 | 55 |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC |  |

| Environmental Impact (CO ₂) Rating | | |
|---|-------------------------|---|
| | Current | Potential |
| Very environmentally friendly - lower CO ₂ emissions | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | 46 | 53 |
| (21-38) F | | |
| (1-20) G | | |
| Not environmentally friendly - higher CO ₂ emissions | | |
| England & Wales | EU Directive 2002/91/EC |  |

