



Stapleford Road, Romford, RM4

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A simply stunning newly redecorated cottage situated in a delightful rural setting in Stapleford Abbott's with far reaching views and only a short proximity to Theydon Bois underground station.



- Stunning Three Bedroom • Newly Redecorated Cottage
- Brand New Kitchen • Charming
- Off Street Parking • Available Now

The cottage is full of character and charm, it comprises of a newly fitted kitchen and a separate living room.



To the first floor, there are three bedrooms and a modern family bathroom. Externally, Hammonds Farm offers a private lane and is accessed via Stapleford Road and set back behind secure electronic gates. The Driveway offers off-street parking for two cars with the driveway bordered by grass verges either side. The rear garden is mainly laid to lawn and offers stunning views into the farming fields.

Stapleford Abbotts is a popular village located between Abridge and Havering-Atte-Bow, there is a convenience store two pubs and a primary school within walking distance and is just 15 minutes' drive from Epping, Ongar, Brentwood and Romford. The Central Line Underground Station at Chigwell is about 10 minutes away and from there it is a simple journey into London. There is also good access to the A12 and the M25.

Council Tax Band - C



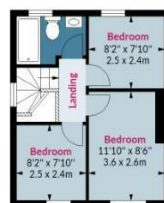
Hammonds Farm, RM4

Approx. Gross Internal Area(Including Storage) 750 Sq Ft - 69.68 Sq M
Approx. Gross Internal Area(Excluding Storage) 650 Sq Ft - 60.39 Sq M

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Ground Floor
Floor Area 328 Sq Ft - 30.47 Sq M



First Floor
Floor Area 322 Sq Ft - 29.91 Sq M

Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only.
lpaplus.com

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IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.