



## Candover Road, Hornchurch, RM12 4TZ

- Guide Price £650,000 - £700,000
  - Detached Home
- Vastly Improved & Extended
  - Three Double Bedrooms
  - Two Reception Rooms
  - Two Bathrooms
  - Utility Room
- 80ft Rear Garden with Outbuilding
- Off Road Parking for Two Vehicles

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# Candover Road

Hornchurch, RM12 4TZ



## Entrance Hall

18'1 x 5'7 (5.51m x 1.70m)

Entrance door, Amtico flooring, radiator, stairs to first floor, under stairs cupboard.

## Reception Room

15'3 x 10' (4.65m x 3.05m)

Double glazed window to front, carpet, radiator

## Open Plan Living/Kitchen/Dining Area

25'7 x 18'8 narrowing to 9'10 (7.80m x 5.69m narrowing to 3.00m)

Spotlights, wall and base units, fridge freezer, five ring gas hob, gas oven, dishwasher, wine cooler, double glazed window to rear, bi-fold doors into garden, radiator x 2, Amtico flooring.

## Utility Room

4'5 x 3'9 (1.35m x 1.14m)

Spotlights, wall units, space for washing machine and dryer, Amtico flooring.

## Bedroom Three

12'10 x 7'5 to wardrobes (3.91m x 2.26m to wardrobes)

Double glazed window to front, built in wardrobes, radiator, carpet.

## Ground Floor Bathroom

8'9 x 6'6 (2.67m x 1.98m)

Spotlights, double glazed frosted window to side, tiled

walls, vanity wash hand basin, panelled bath, low level wc, heated tail rail, Amtico flooring.

## Landing

Double glazed sky light, spotlights, fitted slide robes, radiator, carpet

## Bedroom One

13'1" x 10'2" to slide robes (4.01m x 3.12m to slide robes)

Double glazed window to side and rear, fitted slide robes, radiator, carpet.

## Bedroom Two

13'5" x 10'5" to slide robes (4.09m x 3.18m to slide robes)

Double glazed window to front, fitted slide robes, radiator, carpet.

## Shower Room

7'6 x 4'1 (2.29m x 1.24m)

Double glazed window to side, shower cubicle, low level wc, vanity wash hand basin, heated towel rail, Amtico flooring.

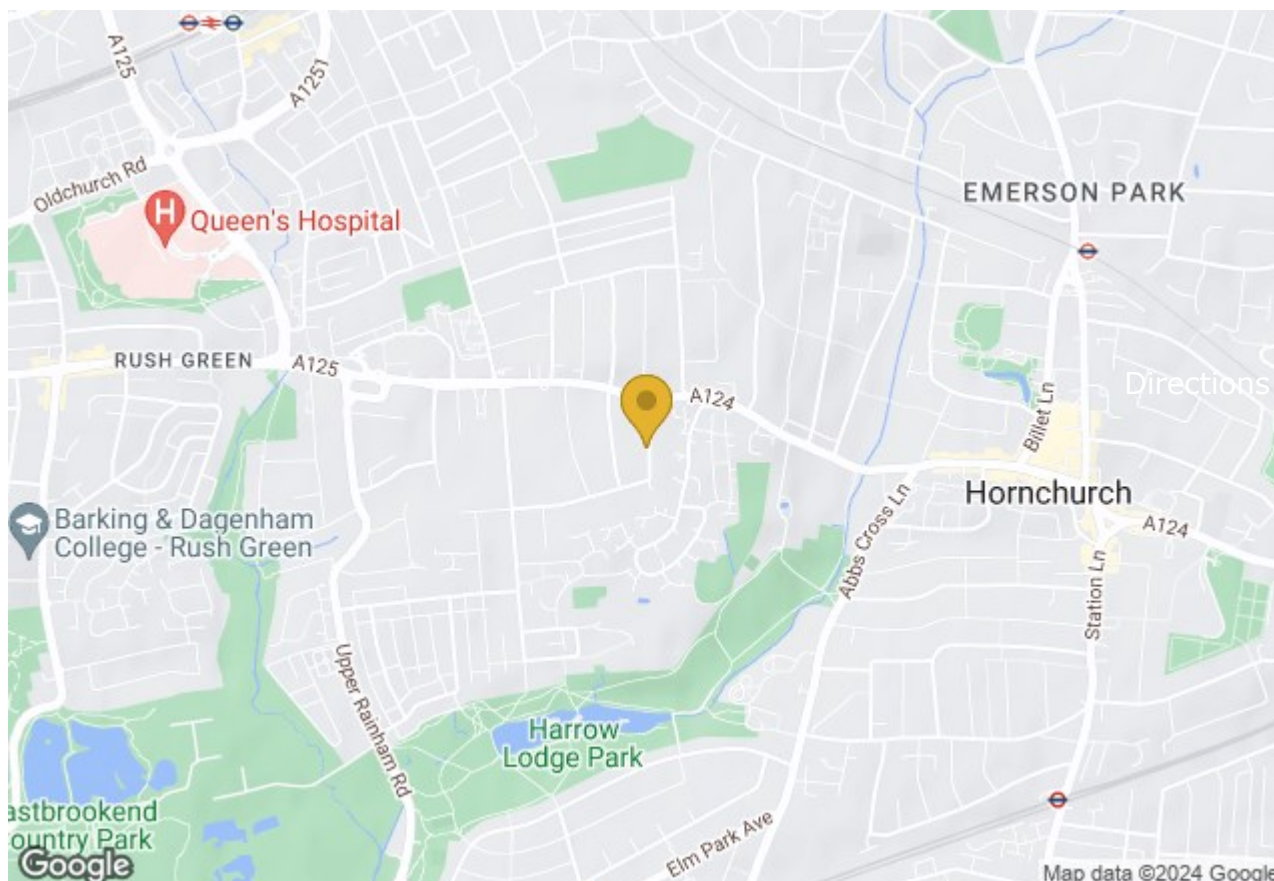
## Garden

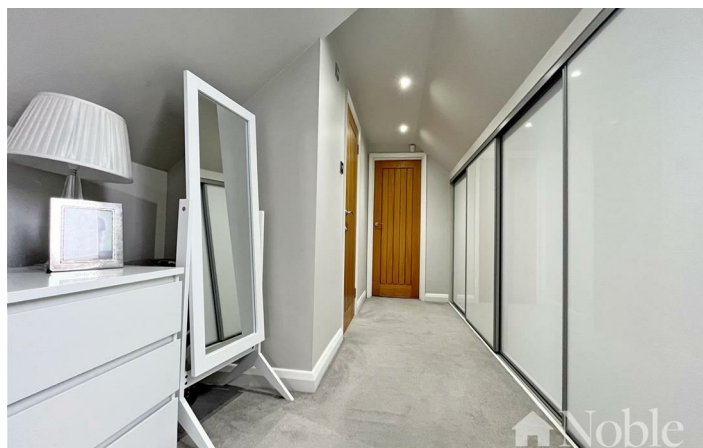
80' (24.38m)

Side pedestrian access, patio area, lawn, outside tap and power point, outbuilding with power (20' x 12'5)

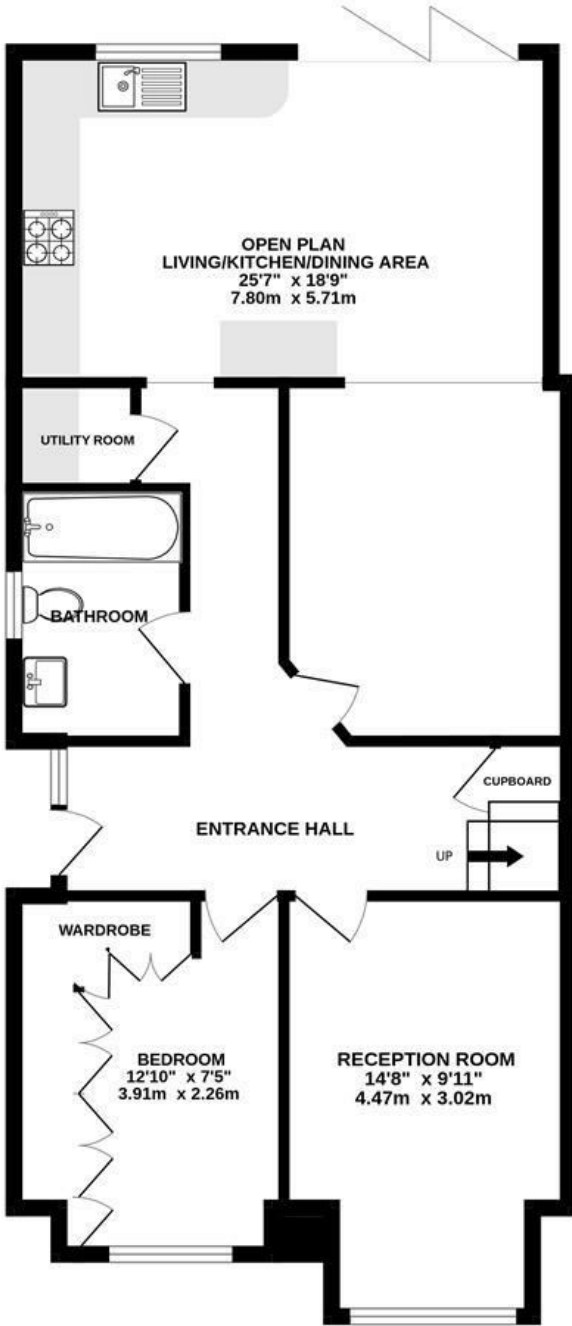
## Driveway

Driveway for two cars.

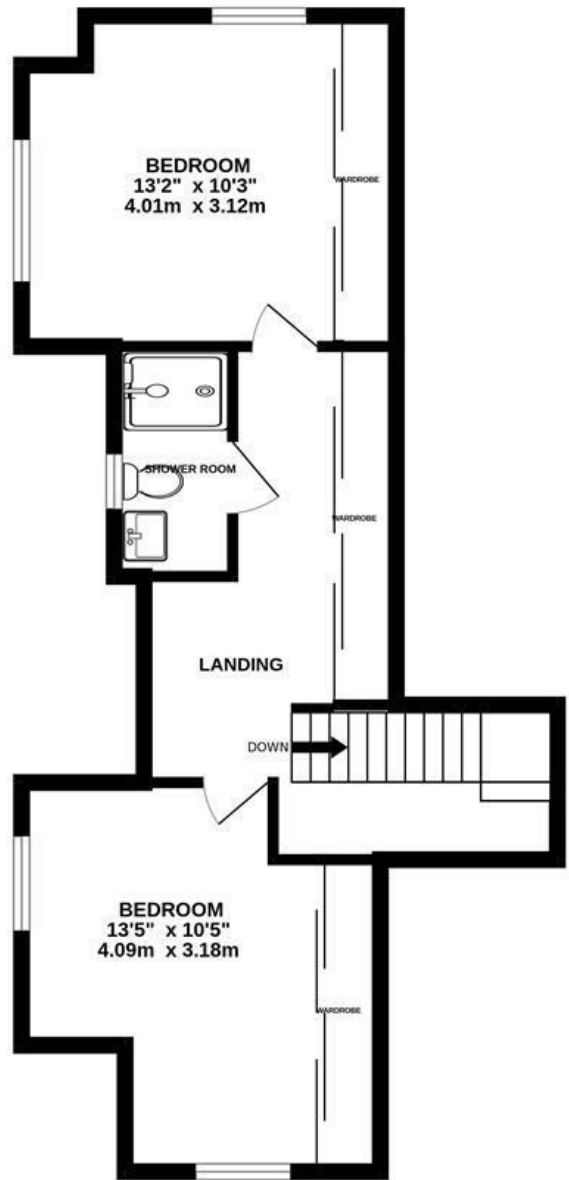




GROUND FLOOR  
802 sq.ft. (74.5 sq.m.) approx.



1ST FLOOR  
474 sq.ft. (44.1 sq.m.) approx.



TOTAL FLOOR AREA : 1277 sq.ft. (118.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Material Information:  
Council Tax Band: C  
Tenure: Freehold

