



**OVER 60?**

Secure this property  
for up to **59% less!**

**Price**

**£625,000**

**Freehold**

3x  1x  2x 

**Standen Avenue,  
Hornchurch, Essex,  
RM12**

 **DOUGLAS  
ALLEN**  
Helping you move forwards



## Main features

- Semi detached home refurbished to a high standard throughout
- Potential to extend subject to local planning permission
- Feature log burner in the lounge
- Situated in a very convenient location for local schools & Hornchurch Train Station

## Accommodation

### GROUND FLOOR

Hallway

Cloakroom

Lounge: 13'4 x 12'3 (4.07m x 3.74m)

Dining Area: 12'5 x 10'9 (3.79m x 3.28m)

Kitchen/Breakfast Area: 17'0 x 16'0 (5.19m x 4.88m)

### FIRST FLOOR

Landing

Bedroom 1: 12'10 x 10'3 (3.91m x 3.13m)

Bedroom 2: 11'11 x 8'6 (3.63m x 2.59m)

Bedroom 3: 8'6 x 7'10 (2.59m x 2.39m)

Bathroom: 6'7 x 5'7 (2.01m x 1.70m)

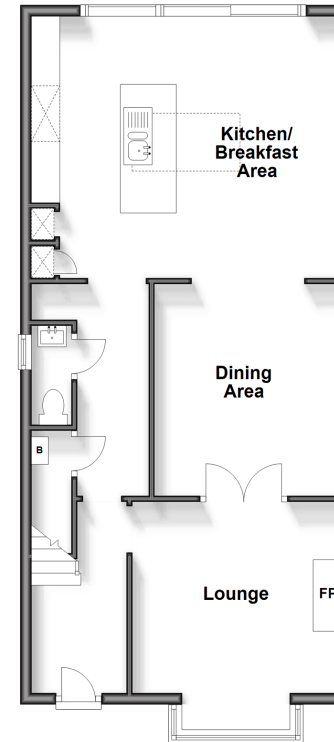
### OUTSIDE

Rear Garden

Off Road Parking

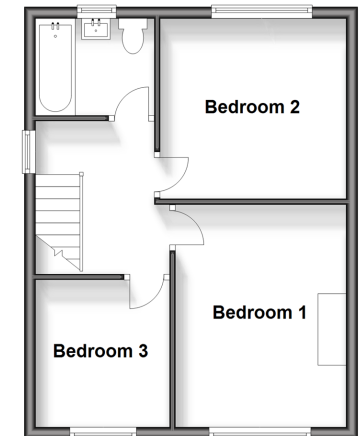
### Ground Floor

Approx. 65.2 sq. metres (701.5 sq. feet)



### First Floor

Approx. 39.0 sq. metres (420.3 sq. feet)



Call Hornchurch - 01708 437777 ■ [douglasallen.co.uk](http://douglasallen.co.uk)

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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