



Warren Drive, Hornchurch RM12

Fixed Price £600,000



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Brookings are delighted to offer for sale this extended family home situated in Hornchurch. The property comprises of: entrance hallway, two reception rooms, fitted kitchen and ground floor shower room.

To the first floor are four bedrooms with en-suite shower room to the main bedroom, further family bathroom.

Externally to the front the property offers off road parking for two vehicles with a garage to the rear which can be accessed via a shared driveway.

To the rear is a large garden with a patio and lawn which is bordered by a mix of trees and shrubs.

Located within easy reach of Hornchurch Town Centre which offers quality shopping, restaurants and events during the year. As a shopping destination, Hornchurch caters for all from a large selection of retailers to a range of independent traders, from arts and crafts to high street fashion. Queens Theatre is also within 1 mile.



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The property is also close to schools which include; Benhurst primary school (Ofsted: Good) Elm Park Primary school (Ofsted: Good) Scott's Primary School (Ofsted: Outstanding)

Abbs Cross Academy and Arts College and Sanders Drapers (both Ofsted: Good) are all within 1 mile.

Elm Park Station is 0.5 miles. Hornchurch Station is 0.6 miles. Emerson Park Station is 1.1 mile

NO ONWARD CHAIN

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- EPC D
- BOARDED LOFT
- EN-SUITE SHOWER ROOM
- FOUR BEDROOMS
- TWO RECEPTION ROOMS
- NO ONWARD CHAIN
- EXTENDED SEMI DETACHED FAMILY HOME SITUATED IN HORNCHURCH
- FITTED KITCHEN
- FAMILY BATHROOM
- GROUND FLOOR SHOWER ROOM
- OFF ROAD PARKING
- COUNCIL TAX BAND D

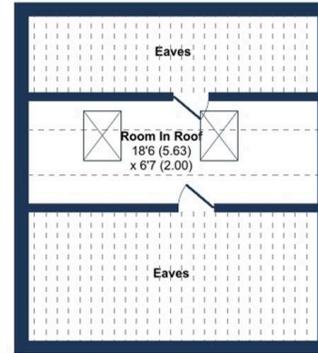
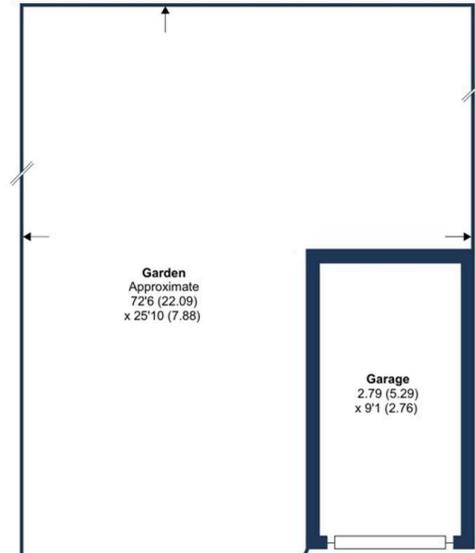


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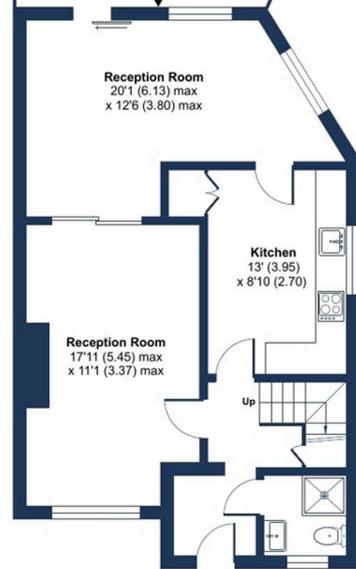
Approximate Area = 1272 sq ft / 118.1 sq m
 Limited Use Area(s) = 328 sq ft / 30.4 sq m
 Garage = 157 sq ft / 14.5 sq m
 Total = 1757 sq ft / 163 sq m

For identification only - Not to scale

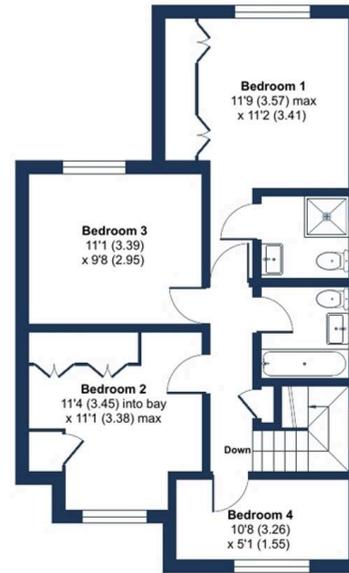
Denotes restricted head height



SECOND FLOOR



GROUND FLOOR



FIRST FLOOR