



CHALK STREET /
ESTATES

Stafford Avenue, Hornchurch, RM11
Offers Over £450,000

Bedrooms: 3 | Bathrooms: 1 | Receptions: 2

Conveniently located just 0.5 miles from Gidea Park Elizabeth Line Station and 0.1 miles from Ardleigh Green Schools, is this beautifully presented, three bedroom extended terraced house.

Upon entering, you are greeted by a welcoming entrance with stairs rising to the first floor.

The generous living room measures 14'8 x 12'3 and is flooded with an abundance of natural light from the beautiful walk-in bay window. Flowing through to the heart of the home, the dining room is elegantly presented with modern tones and seamlessly opens onto the kitchen located within the rear extension.

The stylish kitchen boasts ample workspace, numerous all and base units and BOSCH appliances including integrated microwave, oven and dishwasher. Adjoining the kitchen is a convenient utility room, adding to the home's practicality. From here a single patio door opens onto the rear garden.

Rounding off the ground floor footprint is the stunning family bathroom.

Heading upstairs, you will find three bright and well-proportioned bedrooms, with the largest measuring 15'3 x 10'4. These versatile spaces can easily adapt to various needs.

Externally, the property benefits from off-street parking to the front. The 47' rear garden provides a low-maintenance outdoor space, ideal for relaxation and enjoyment.

This home is perfectly positioned to offer a convenient lifestyle, with excellent transport links and well-regarded local schools within easy reach. Early viewing is encouraged to fully appreciate this wonderful home.

In compliance with The Money Laundering Regulations 2017, we are legally obligated to verify the identity of all prospective purchasers. This process requires the review of valid photographic identification and an official proof of address.

Should your offer on a property marketed by Chalk Street Estates be accepted, you will be required to complete identity verification through our secure third-party provider, Blinc UK. A non-refundable fee of £15 per purchaser is payable in advance of the verification checks.

Please note that a sale cannot be formally agreed, and a memorandum of sale cannot be issued, until all parties have provided valid identification and the verification process has been successfully completed.





- Three Bedrooms
- Terraced House
- Extended To The Rear
- Beautifully Presented Throughout
- Kitchen With Utility Room
- Ground Floor Family Bathroom
- Off Street Parking
- 47' Rear Garden
- 0.5 Miles from Gidea Park Elizabeth Line Station
- 0.1 Miles From Ardleigh Green Schools





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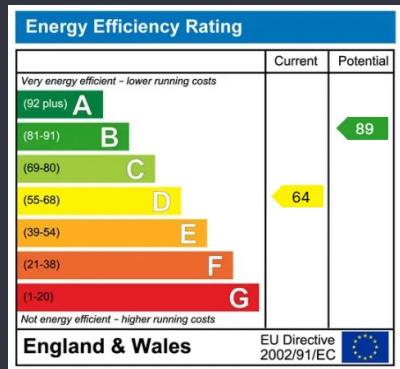
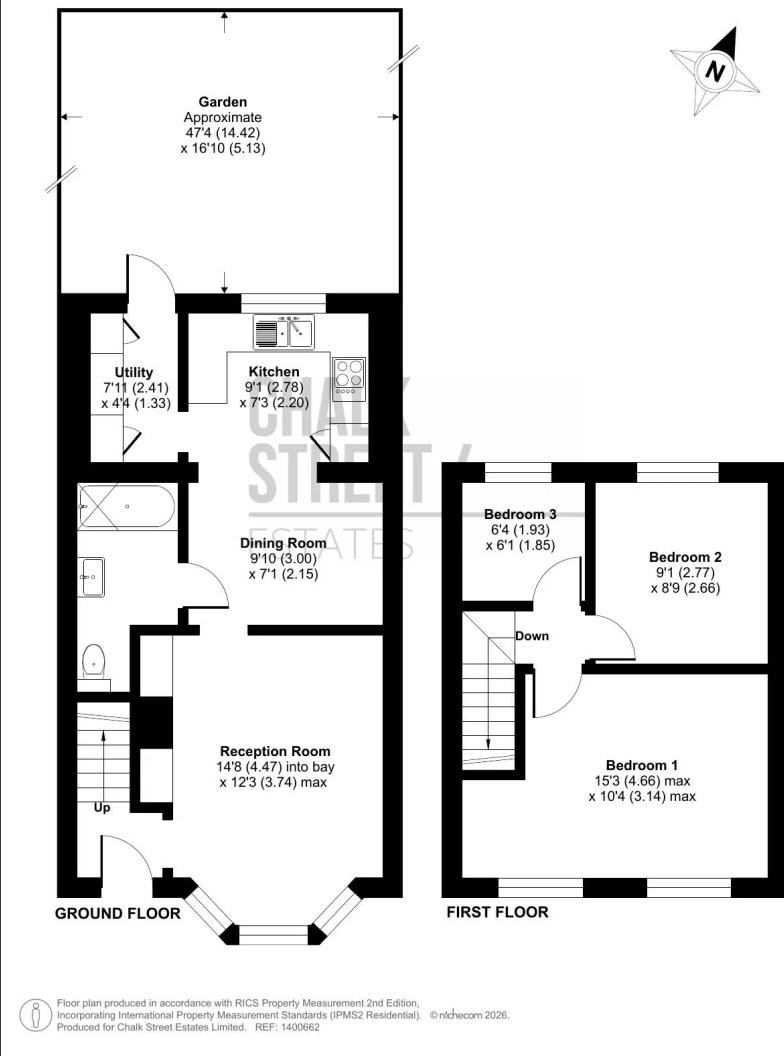


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Approximate Area = 764 sq ft / 70.9 sq m

For identification only - Not to scale



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