



Hornchurch Road

Hornchurch, RM11 1QL

- Available Immediately
- Recently Renovated
- Three Bedrooms
- Bathroom
- 29 Min Walk to Romford Station (source: google maps)
- 28 Min Walk to Elm Park Station (source: google maps)
- Adjacent Bus Stop for Public Transport Links
- 12 Min Walk to Hornchurch High Street

£1,700 Per Month PCM

Holding Deposit: One weeks rent

Security Deposit: Five weeks rent

Council Tax Band: D

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Entrance

Entrance door, stairs to first floor, carpet.

Landing

Part frosted double glazed door to rear, radiator, laminate flooring, stairs to second floor.

Kitchen

17'1 x 8'6 (5.21m x 2.59m)
Double glazed window to side, wall and base units, stainless steel single drainer sink, integrated hob, oven, extractor, washing machine, dish washer, part tiled walls, laminate flooring.

Bedroom One

14'10 x 11'4 (4.52m x 3.45m)
Double glazed window to front, radiator, laminate flooring.

Bedroom Two

14'11 x 8' (4.55m x 2.44m)
Double glazed window to rear, radiator, laminate flooring.

Bedroom Three

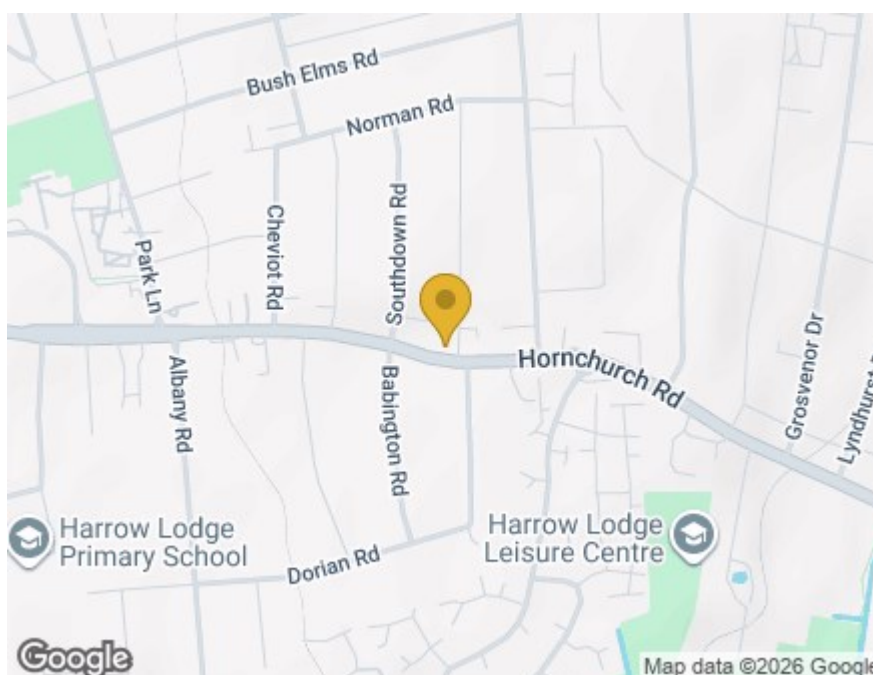
8'9 x 8'9 (2.67m x 2.67m)
Double glazed window to front, radiator, laminate flooring.

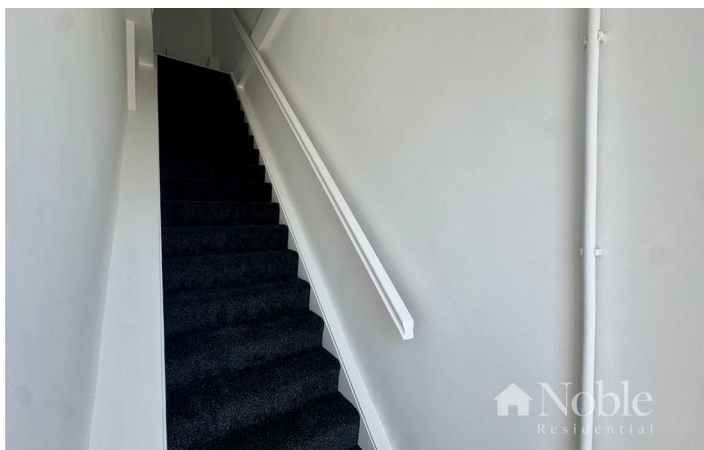
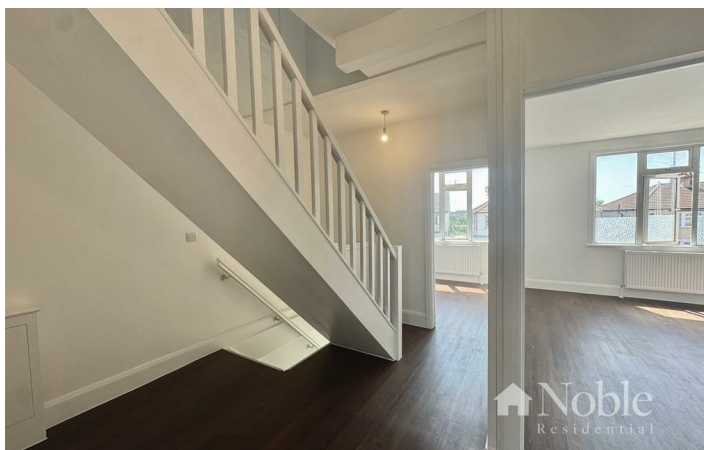
Reception Room

14'9 x 13'2 (4.50m x 4.01m)
Double glazed windows to front and rear, two radiators, laminate flooring, stairs to first floor.

Bathroom

Frosted double glazed window to rear, low level WC, vanity wash hand basin, panelled bath, cupboard housing boiler, part tiled walls, laminate flooring.







TOTAL FLOOR AREA : 1139 sq.ft. (105.9 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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Tenant Fees:

Holding deposit is one week's rent
Tenancy deposit is five weeks' rent.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	