Elm Park Avenue
Elm Park
Hornchurch
RM12 4SN

£2,150 Monthly











- Large Open Plan Living / Dining Room
- Extended Kitchen Breakfast Room
- All Appliances Included
- G/F Family Bathroom WC
- Out Building with Entertaining Space
- Storage Room
- 3 Bedrooms
- Gas Central heating
- Double Glazed
- Off Road Parking

Ref: PRA10782

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Viewing Instructions: Strictly By Appointment Only

General Description

EXT. 3 BED 1 BATH FAMILY HOUSE: With only a 0.2 mile walk to Elm Park station and shops and with in easy reach of both junior and senior schools, this is an ideal family home CALL NOW

Accommodation

Entrance Porch

Open Plan Living Room (22' 9" x 13' 5") or (6.94m x 4.10m)

Kitchen Breakfast Room (15' 9" x 7' 6" x 11' 10") or (4.80m x 2.28m x 3.60m)

Ground Floor Family Bathroom WC

Landing

Bedroom 1 (10' 10" x 9' 1") or (3.29m x 2.78m)

Bedroom 2 (9' 1" x 6' 9") or (2.77m x 2.07m)

Bedroom 3 (9' 9" x 6' 5") or (2.96m x 1.96m)

Private Rear Garden

Out Building (12' 0" x 10' 11") or (3.65m x 3.34m)

Storage Room (10' 11" x 6' 2") or (3.34m x 1.88m)

Off Road Parking

Services

EPC Rating:71

Council Tax

Band Not Specified















All measurements are approximate. The deeds have not been inspected. Please note that we have not tested the services of any of the equipment or appliances in this property. Stamp duty is not payable up to £125,000. From £125,001 to £250,000 - 2% of Purchase Price. From £250,001 to £925,000 - 5% of Purchase Price. From £925,001 to £1,500,000 - 10% of Purchase Price. From £1,500,001 onwards - 12% of Purchase Price. N.B. Stamp Duty is paid by the purchaser and not the vendor. Proceeds Of Crime Act 2002: We are obliged to report any knowledge or suspicion of money laundering to NCIS (National Crime Intelligence Service) and should a report prove necessary we are precluded from conducting any further professional work without consent from NCIS. These particulars are issued in good faith by us from information supplied by the vendor, but the accuracy is not guaranteed, nor will we accept responsibility for any error therein, nor shall the particulars form part of any contract. These particulars are also issued on the understanding that any negotiations in respect of the purchase of this property shall be carried out through us. Your home is at risk if you do not keep up repayments on a mortgage or any other loan secured on it. An insurance contract may be required. Written quotation available upon request. Mortgages secured on property.