



Elms Close, Hornchurch, RM11

Guide Price **£775,000**

**Bedrooms: 4 | Bathrooms: 3 | Receptions: 2**

Offered with the added advantage of no onward chain and positioned within a sought-after turning, just 0.4 miles from Ofsted 'Outstanding' rated Towers Infant School, is this four bedroom detached family home. Boasting approximately 1,848 sq. ft. of living accommodation, the property features four well-proportioned bedrooms, two ensuites, two reception rooms, a kitchen with adjoining utility room and a ground floor W/C.

Upon entering the property, you are welcomed by a spacious entrance hall which provides access to the principal ground floor rooms and stairs rising to the first floor.

Positioned to the front of the property is a well sized, reception room which measures 11'10 x 9'5 and is decorated with neutral tones. Also located towards the front of the property is a separate dining room. Both rooms offer excellent versatility and could equally serve as a home office or playroom depending on the needs of the household.

To the rear of the property is the main reception room, an impressive space measuring over 17ft in length. Featuring a distinctive bay-style window arrangement and double doors opening directly onto the rear garden, this room provides an ideal family living space and benefits from an abundance of natural light and pleasant views across the garden.

The kitchen, situated to the rear of the home, offers ample worktop space, wall and base units and room for essential appliances. The kitchen flows directly into the bright and airy conservatory, which enjoys views over the rear garden and features double doors leading out onto the patio.

Adjoining the kitchen is a separate utility room, providing valuable additional storage while also offering convenient access to the rear garden.

Completing the ground floor accommodation is a downstairs W/C, adding further practicality.

The first floor accommodation continues to impress, offering four well-proportioned bedrooms, all arranged around a central landing. The principal bedrooms are particularly generous in size and benefit from fitted wardrobes and ensuite facilities, while the remaining bedrooms are also well sized and feature built-in storage. Serving the remaining bedrooms is a spacious four-piece family bathroom.

Externally, to the front there is a lovely paved front garden and a side access gate leads through to the rear garden. Parking is available to the front of the property via the hardstanding.

The property enjoys a well-proportioned rear garden, which is predominantly laid to lawn with a lovely patio area to the left side. Located at the far end of the garden is a detached outbuilding, presenting a range of potential uses such as a home office, studio, gym, workshop or hobby space.

While the property is well presented throughout, it would benefit from some modernisation in places. Viewing is highly recommended in order to fully appreciate the size, layout and potential this impressive family home has to offer.



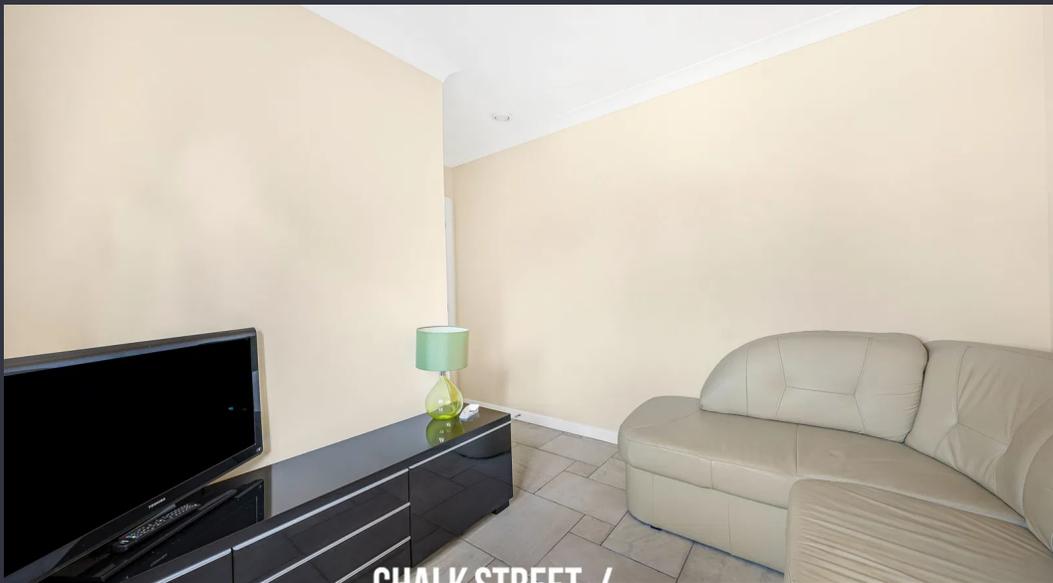


- No Onward Chain
- Four Bedrooms
- Detached House
- Well Presented Throughout
- Two Reception Rooms
- Separate Utility Room
- Ground Floor W/C
- Master Bedrooms With En-Suite
- Side Gate Access To Rear Garden
- 0.7 Miles From Emerson Park Station / 0.4 Miles From Ofsted 'Outstanding' Towers Infant School

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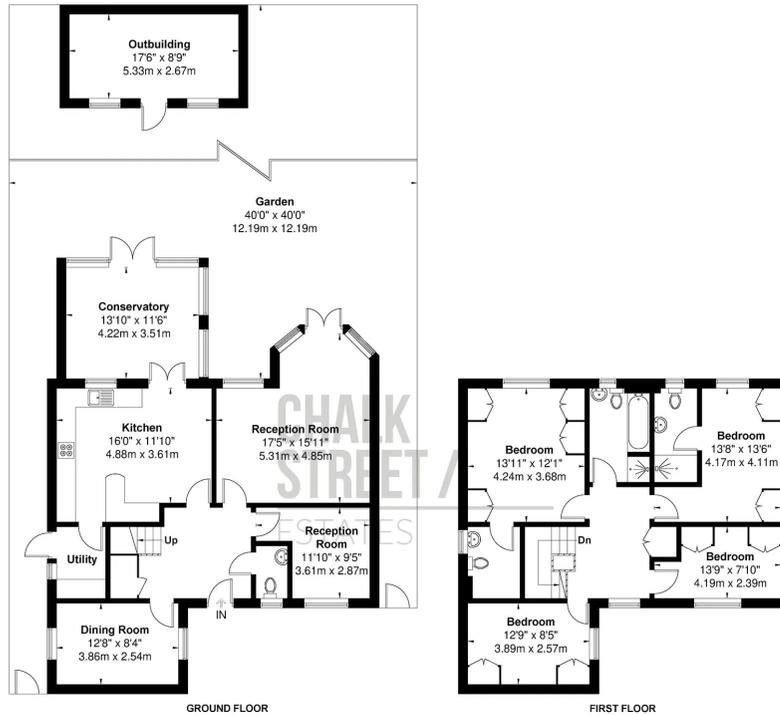
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Approximate Area = 171.7 sq m / 1848 sq ft

Outbuilding Area = 14.2 sq m / 152 sq ft

Total = 185.9 sq m / 2000 sq ft

For Identification only - Not to Scale



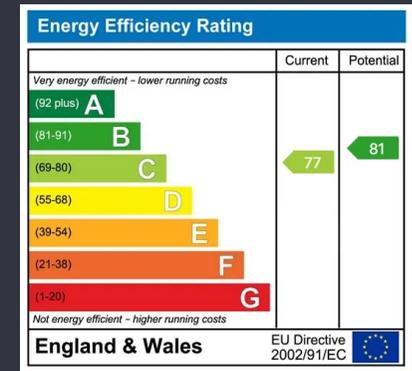
Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Incorporating International Property Measurement Standards (IPMS2 Residential). Produced for © Chalk Street Estates Limited.



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## Chalk Street Estates - Sales

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