



## Spring Gardens, Romford, RM7 9DW

### £1,650 Per Calendar Month



**\*\*MODERN DEVELOPMENT WITH PARKING – WELL-PRESENTED 1 BEDROOM APARTMENT WITH BALCONY, ROMFORD\*\***

OC Homes is pleased to offer to the Lettings market this well-maintained one-bedroom apartment, forming part of the former Crown Pub development on Spring Gardens, just off London Road, RM7. This contemporary development was completed to a high standard and continues to be well cared for, offering modern living in a convenient and popular location close to transport links and local amenities.

Situated on the third floor, the apartment comprises a bright open-plan reception room with a fully fitted kitchen and access to a private balcony, a generous double bedroom, a modern three-piece bathroom suite and ample built-in storage. The kitchen is fitted with quality BOSCH appliances, and the apartment offers well-proportioned, light-filled accommodation throughout.

Constructed by a reputable developer, the property benefits from durable, high-quality finishes and is offered unfurnished. A furniture package may be available by separate negotiation if required.

One allocated parking space is included.

AVAILABLE 02/01/2026

- MODERN DEVELOPMENT
- THIRD FLOOR 1 BEDROOM FLAT
- PARKING AVAILABLE ON REQUEST
- AVAILABLE 02/01/2026
- EXCELLENT TRANSPORT LINKS
- STUNNING FINISH THROUGHOUT
- CLOSE TO ROMFORD STATION

### Viewing

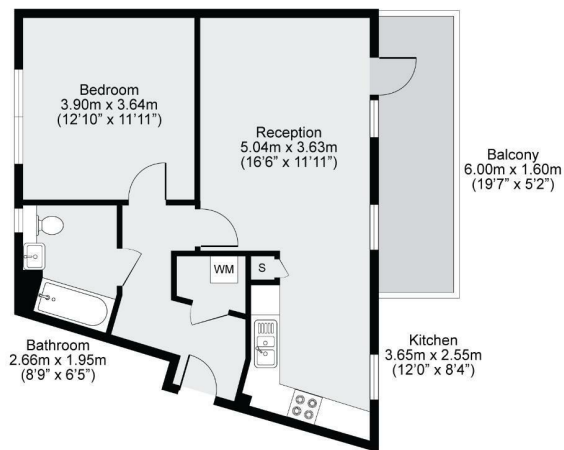
Please contact our OC Homes Gidea Park Office on 01708989888 if you wish to arrange a viewing appointment for this property or require further information.





London Road, Romford, RM7

GROSS INTERNAL AREA  
57.0sqm / 613.5sqft



GROSS INTERNAL AREA(A)  
The footprint of the property  
57.0sqm / 613.5sqft

TOTAL STORAGE SPACE  
Storage and wardrobe total area  
0.3sqm / 3.2sqft

EXTERNAL STRUCTURAL FEATURES  
Garden, Balcony, Terrace, Almondah etc.  
9.6sqm / 103.3sqft

RESTRICTED HEAD HEIGHT  
Unusable area under 1.5m  
0.0 sqm / 0.0sqft

Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Maison  
VUE



Energy Efficiency Rating	
Current	Potential
84	84
England & Wales	

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential
95	95
England & Wales	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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