



## Essex Gardens, Hornchurch, RM11 3EH

### Offers In Excess Of £475,000



**\*\*SPACIOUS 4/5 BED TOWNHOUSE HOME IN SOUGHT AFTER AREA - CHAIN FREE \*\***

**\*VIRTUAL TOUR ONLINE\***

OC Homes are delighted to present to the sales market this four bedroom townhouse split over three levels, with off street parking and garage, in a sought after area off Wingletye Lane, Hornchurch. The property boasts almost 1400sq ft of living accommodation and is offered to the market chain free.

The accommodation is set over three floors, and comprises; Ground Floor- Entrance hall, reception room, spacious kitchen / diner, and access to the garage as well a good size rear garden. First floor comprises two bedrooms, and three piece family bathroom suite, with a further two double bedrooms and study room on the second floor. Externally, the property has a large driveway with ample off street parking to the front and a good size rear garden.

The property is located in a popular area, with easy access to Emerson Park, Upminster, or Gidea Park stations and is within the catchment area of a host of Ofsted Rated Outstanding local schools. To arrange a viewing please call the OC Homes Sales team now

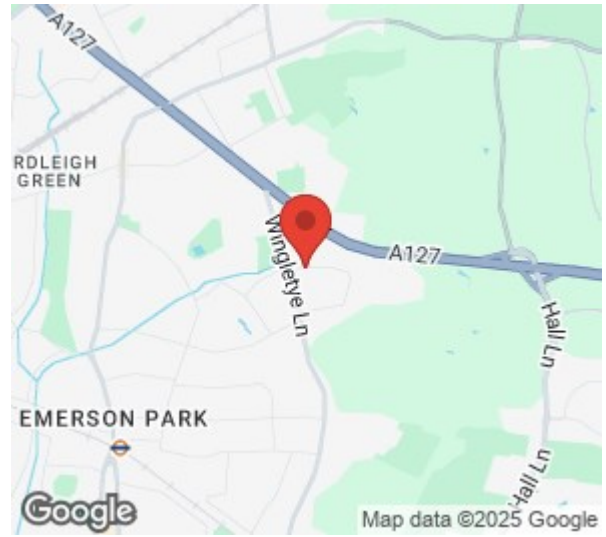
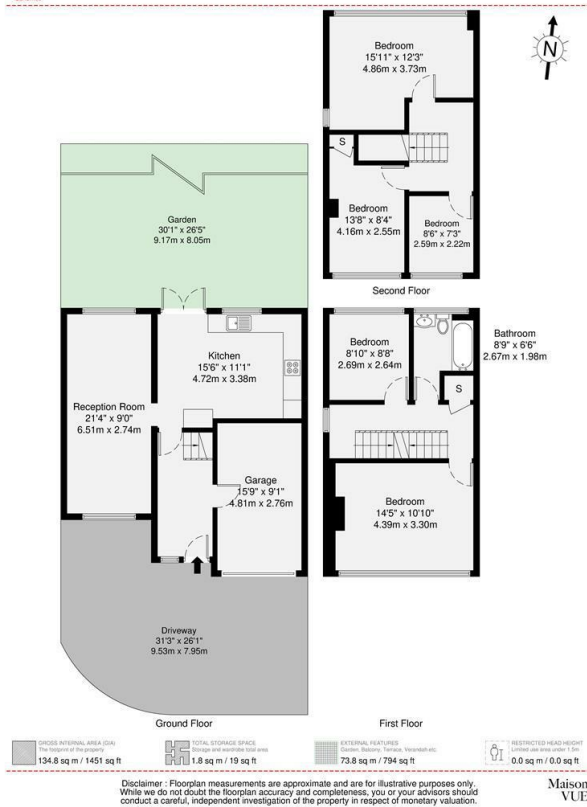
#### Viewing

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.

- 4 BED TOWNHOUSE
- OFF STREET PARKING & GARAGE
- SOUGHT AFTER LOCATION
- OVER 1400 SQ FT
- EXCELLENT TRANSPORT LINKS
- CHAIN FREE







Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(38-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not energy efficient - higher running costs	
<b>60</b>	<b>83</b>
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	
(92 plus) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(38-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not environmentally friendly - higher CO <sub>2</sub> emissions	
<b>52</b>	<b>77</b>
England & Wales	
EU Directive 2002/91/EC	



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