



Mill Park Avenue RM12
£850,000 freehold
Council Tax Band F



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Brookings are delighted to offer for sale this semi detached family home situated in a prestigious quiet turning in Hornchurch. The property comprises of: entrance hallway, two reception rooms, fitted kitchen, four bedrooms and family bathroom. The stunning mature rear garden is in excess of 140'. The garden is laid to lawn with a mix of trees and shrubs.

Located within easy reach of Hornchurch Town Centre which offers quality shopping, restaurants and events during the year. As a shopping destination, Hornchurch caters for all from a large selection of retailers to a range of independent traders, from arts and crafts to high street fashion.

The property is also close to schools which include; Hacton primary school (Ofsted: Outstanding) Langtons junior and infants school (Ofsted: Good)

Hornchurch Station is 0.3 miles. Upminster Bridge Station is 0.6 miles Emerson Park Station is 0.7 miles

****NO ONWARD CHAIN****



Mill Park Avenue, Hornchurch, RM12

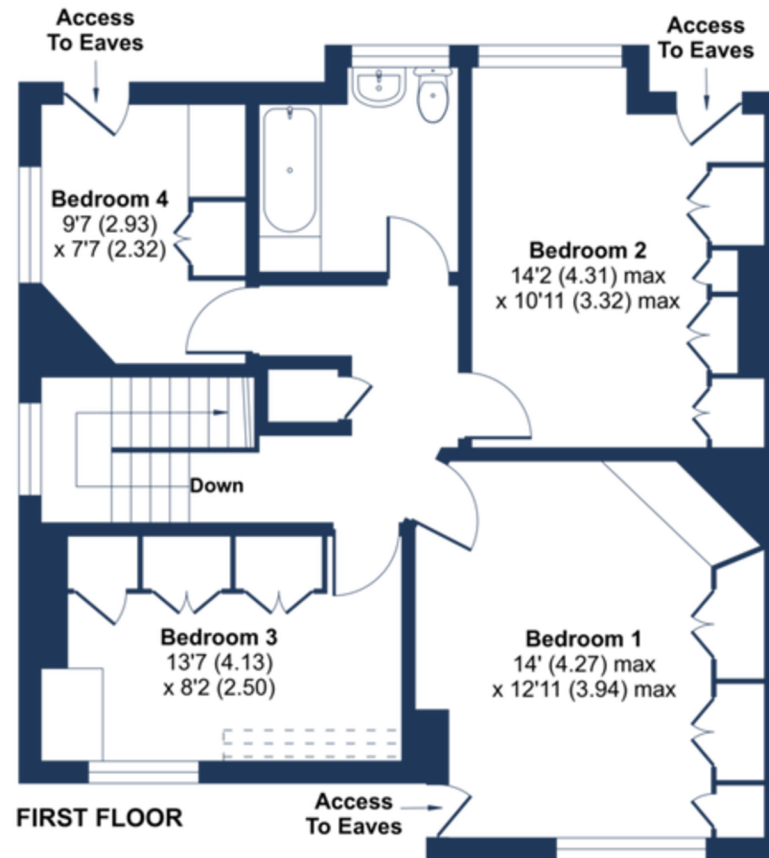
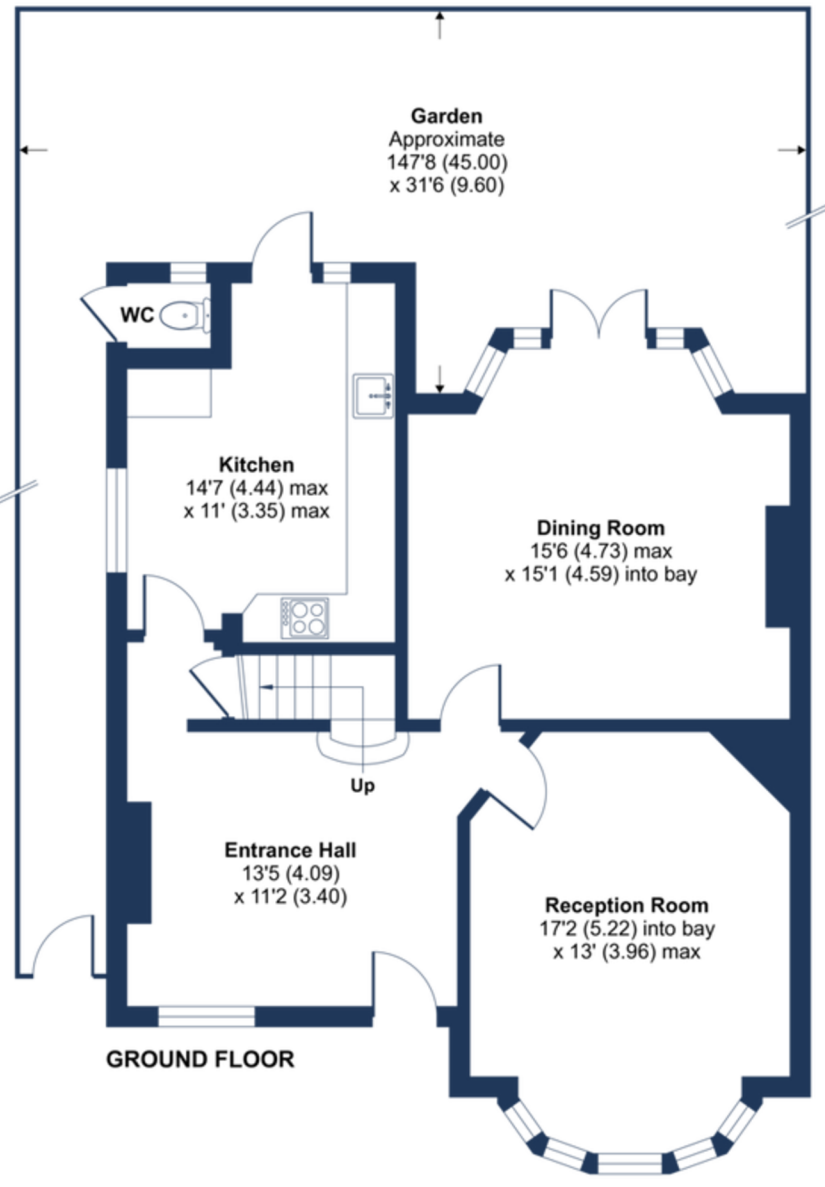
Approximate Area = 1467 sq ft / 136.3 sq m

Limited Use Area(s) = 10 sq ft / 0.9 sq m

Outbuilding = 9 sq ft / 0.8 sq m

Total = 1486 sq ft / 138 sq m

For identification only - Not to scale



Denotes restricted head height

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		84
(69-80)	C		
(55-68)	D		
(29-54)	E	54	
(21-28)	F		
(1-20)	G		

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements