



Swanbourne Drive, Hornchurch, Essex
Semi Detached 4 Bedroom House

Guide Price : £600,000 - £650,000

Freehold

Swanbourne Drive, Hornchurch, Essex – Semi Detached 4 Bedroom House

Property Details:

Welcome to this immaculately presented 4 bedroom family home for sale in the popular road that is Swanbourne Drive, Hornchurch. This property has everything you could wish for in a family home and is in excellent condition throughout. Enter through the front into the porch area which has access to the ground floor cloak room and door to the lounge. The lounge is modern and spacious with open plan access to the dining room and further kitchen and stairs to the first floor. The dining room continues the flow with beautiful Amtico flooring and French Doors opening to the patio and giving views over the rear garden. From the dining room is the door to the beautifully equipped modern kitchen. The kitchen has been designed to make the most of every bit of space and includes slide out storage shelves and spice cupboard. The integrated appliances include a double oven/grill and hob with extractor over, fridge/freezer and dishwasher. There is space for the washing machine. Plenty of eye level and base units and beautiful stone work surfaces. This is a beautiful kitchen and overlooks the garden. The first floor offers 4 bedrooms, 3 doubles and a single, the single currently being used as an office/study/storage. The master bedroom and bedroom 3 have bespoke fitted furniture and bedroom 2 has its own vanity sink. Add to this the beautiful modern 4 piece bathroom with walk in shower, bath, W.C. and hand basin and you have a perfect home. The integrated garage has power, light and a work bench. The rear garden has been designed for low maintenance, with patio areas for 'Al Fresco' dining in the summer, lawned area and established border gardens. The shed will remain. Top all this off with off street parking and this house has it all. Perfect location for proximity to station, schools, shops and amenities and a much sought after road in this area. This property will appeal to a variety of buyers including up/downsize home movers and those looking for something needing no work at all. Don't delay, book your viewing! Viewing by appointment only.

Ground Floor:

Porch: 5'7" x 4'6": Part frosted glazed door and windows to front. Amtico flooring. Texture ceiling with ornate coving. Neutral décor. Door to ground floor cloakroom and door to lounge.

Ground Floor Cloakroom: 5'2" x 3'1" Amtico flooring. Vernon Tutberry suite and matching tiles to walls. Low level W.C. Vanity sink. Heated towel rail. Texture ceiling. Neutral décor.

Lounge: 17'3" x 14'4" - Double glazed window to front aspect. Amtico flooring. Open plan to dining room. Stairs to first floor with under stair storage. Texture ceiling with coving and 2 x ornate ceiling roses. 2 x Radiators. Neutral décor.

Dining Room: 13'2" x 10'3" – Double glazed windows with French Doors to rear patio and garden. Amtico flooring. Texture ceiling with coving and ornate ceiling rose. Radiator. Neutral décor.

Kitchen: 13'10" x 8'11" – Double glazed window and door to rear garden. Range of eyelevel and base units giving ample storage. Integrated fridge/freezer and dishwasher. Cooker with Hob, double oven/Grill and extractor over. Sink with mixer tap and drainer. Space for washing machine. Beautiful stone work surfaces and splash back. Texture ceiling with downlights. Neutral décor.

First Floor Landing: 14'8" x 6'0" – Access to all first floor accommodation. Fitted carpet. Radiator. Access to Loft. Loft has ladder, power and light and is insulated.

Bedroom 1: 13'11" x 10'10" - Double glazed window to rear aspect. Bespoke fitted furniture with corner wardrobe unit running along one wall and built in vanity section. Fitted carpet. Radiator. Texture ceiling with ceiling rose. Neutral décor.

Bedroom 2: 12'2" x 10'9". Double glazed window to rear aspect. Amtico flooring. Airing cupboard housing boiler. Built in Vernon Tutberry vanity sink with storage under. Radiator. Smooth ceiling. Neutral Décor.

Bedroom 3: 13'0" x 10'6" – L-Shaped. Double glazed window to front aspect. Bespoke fitted furniture with wardrobe, dressing table/desk and beside cabinet. Fitted carpet.. Radiator. Texture ceiling with coving. Neutral décor.

Bedroom 4: 9'5" x 8'2". Double glazed window to front aspect. Amtico flooring. Radiator. Texture ceiling with coving. Neutral Décor. (Currently used as study/office/storage).

Bathroom: 8'9" x 7'8". Double glazed frosted window to side. Panel bath with mixer tap and shower. Walk-in Shower cubicle. Low level W.C. and Vanity sink with storage under. Tiled to walls and floor. Heated towel rail. Texture ceiling with down lights.

Outside:

Rear Garden: Approx 50' (unmeasured). Low maintenance rear garden with patio area for 'Al Fresco' summer dining and further patio at rear of garden. Lawned area with path walkway to rear. Border gardens with established shrubs, plants and trees. Shed to remain. There is also an electric awning over patio and external lighting. Gated side access to front of the property.

To Front of property: Block paved drive to front with gated access to rear garden from side. Parking for 2 vehicles. Lawned area which could be paved for further parking.

Integral Garage: 16'10" x 7'6". Up and over door. Power & light and work bench.

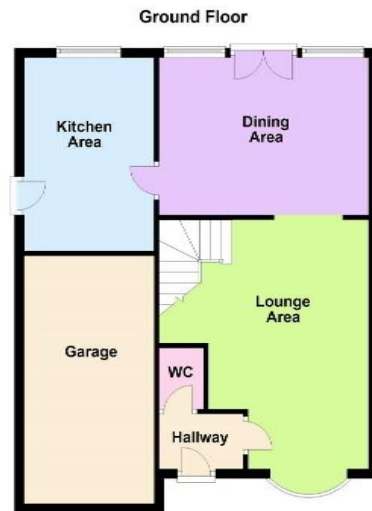
Council Tax Band: E - Local Council: Havering.
Approximate gross internal area TBC.
EPC: TBC

There is opportunity to expand the property if more space is needed (STPP)





- 4 Bedrooms
- 4 Piece Bathroom
- Family Lounge
- Dining Room
- Modern Fitted Kitchen
- Low maintenance rear garden
- Shed to remain
- Gas Central Heating
- Double glazing
- Off Street Parking on Drive
- Integrated Garage
- Sought after location



Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	71 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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