



Astra Court West, Astra Close, Hornchurch, RM12 5NJ

- Available Immediately
- One Double Bedroom
- Allocated Parking Space
- 14 Min Walk to Elm Park Station (source: google maps)
 - First (Top) Floor Flat
- Fitted Kitchen with Appliances
 - Communal Garden
 - Electric Heating

£1,300 PCM (per calendar month) PCM
Tenant Fees: page 4 - Council Tax Band: B

Astra Close

Hornchurch, RM12 5NJ



Reception Room

12'11 x 11'6 (3.94m x 3.51m)

Entrance door. Double glazed window overlooking communal garden, smooth ceiling, coving, picture rail, security entry phone system, electric wall hater, hardwood flooring.

Kitchen/Breakfast Room

12'11 x 6'6 (3.94m x 1.98m)

Double glazed window. Range of matt white base and eye level wall cabinets, glass display cabinets and butcher block style worktops, stainless steel free standing oven and hob, stainless steel overhead extractor hood and fan, part tiled walls, picture rail, wall mounted folding breakfast table, hardwood flooring. The following appliances will also be in the kitchen but will come under a "Non-Repair" clause in the tenancy: washing machine, slimline dishwasher, and fridge/freezer.

Bedroom

13'10 x 12'11 (4.22m x 3.94m)

Two double glazed windows overlooking communal garden. Picture rail, electric wall heater, large freestanding wardrobe with sliding doors that can remain, hardwood flooring.

Bathroom

10'5 x 3'10 (3.18m x 1.17m)

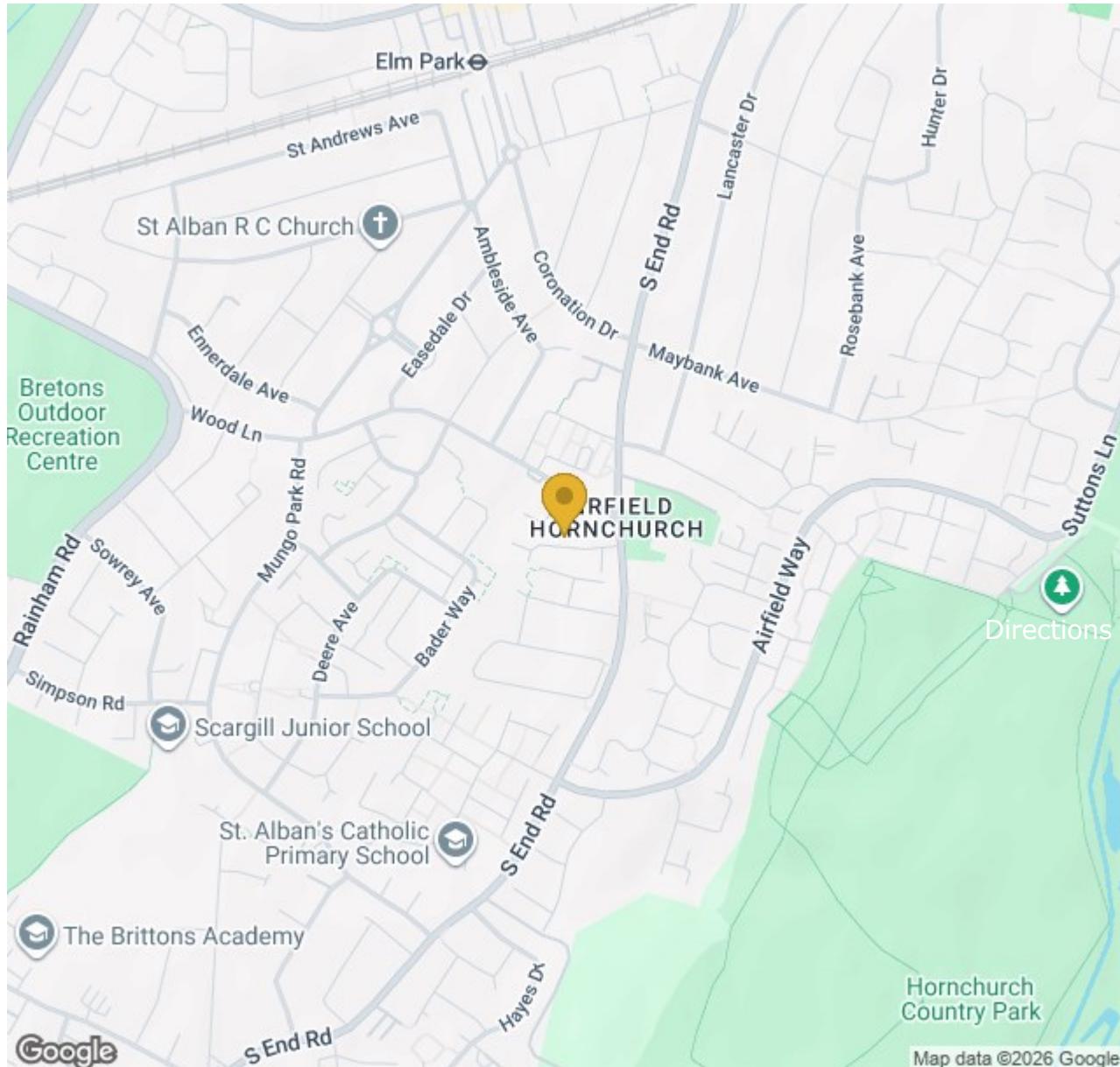
Double glazed window. Suite comprising of bath with separate overhead electric shower and glass screen, pedestal wash basin and low level wc, part tiled walls, electric towel wall heater, hardwood flooring. Cupboard housing hot water tank.

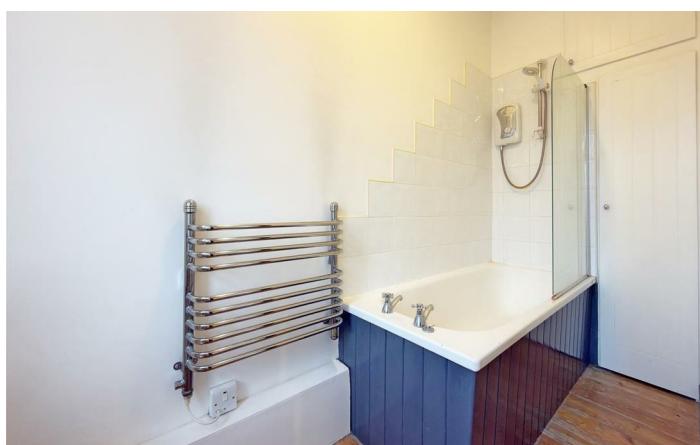
External

Communal garden.

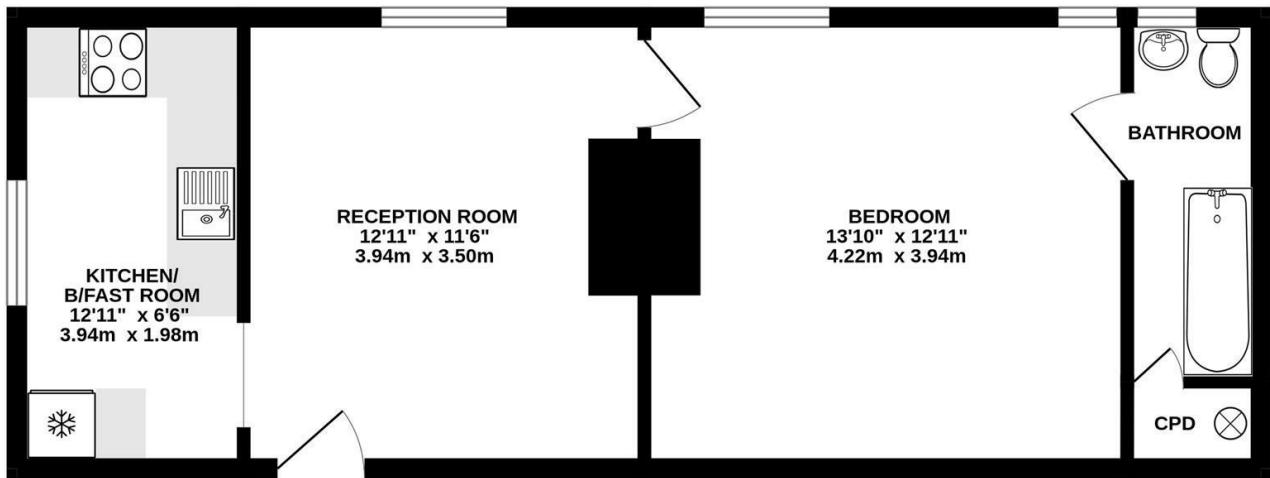
Parking

Allocated parking space.





FIRST (TOP) FLOOR 448 sq.ft. (41.6 sq.m.) approx.



TOTAL FLOOR AREA: 448 sq.ft. (41.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Tenant Fees:

Holding deposit is one week's rent
Tenancy deposit is five weeks' rent.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs (92 plus) A		76	
(81-91) B			
(69-80) C			
(55-68) D	52		
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales		EU Directive 2002/91/EC	