



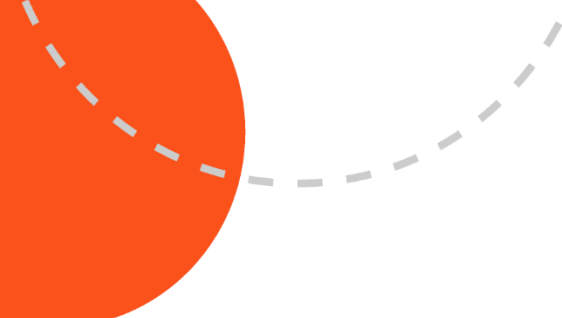
27 Heycroft Road, Hockley, Essex, SS5 4HN

Two/Three Bedroom Semi-Detached House / OIEO: £400,000 / Tel: 01702 207720









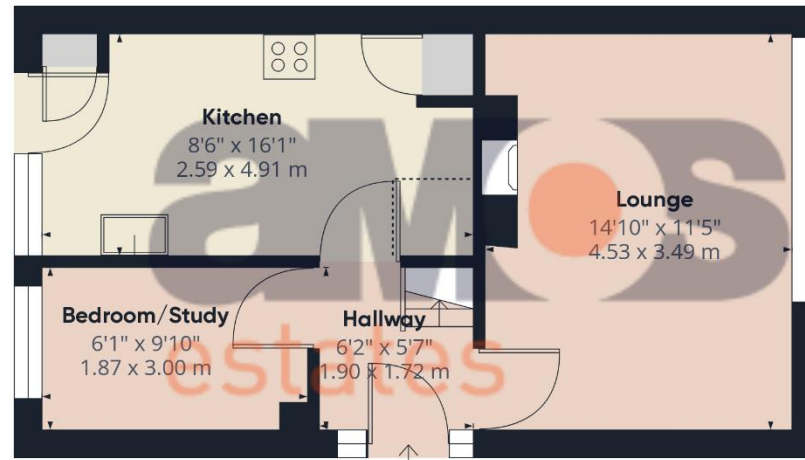
Stylishly decorated two/three bedroom semi-detached house which features a modern integrated kitchen, ground floor bedroom/study and a lounge with feature fireplace. Upstairs you find a modern bathroom and two double size bedrooms. The rear garden has been landscaped with the addition of artificial grass providing all year around enjoyment.

Situated in this extremely sought-after location within easy travelling distance of local shops, glorious local woodland and park, Clements Hall sports centre and Hockley train station with fast, direct access to London. We anticipate significant interest and would suggest an immediate appointment to view. We have produced a **360' virtual tour** which highlights the features of this property, take a look and make an early viewing appointment.

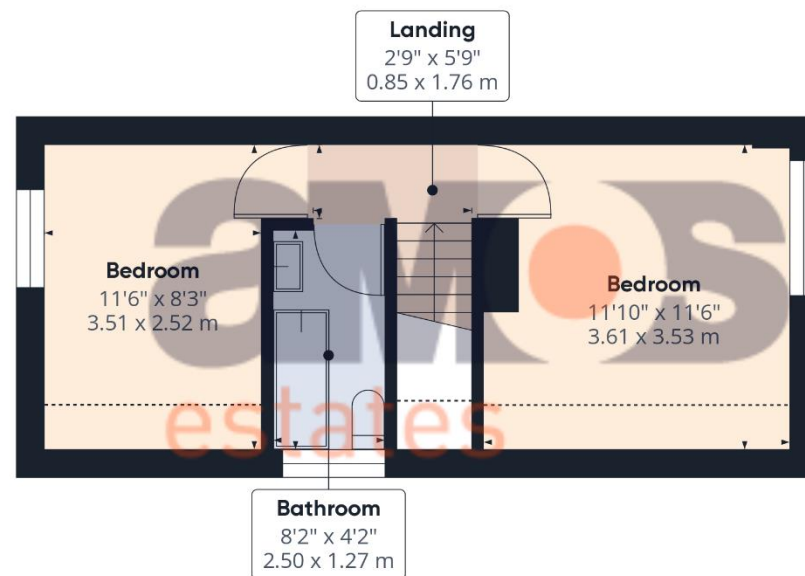
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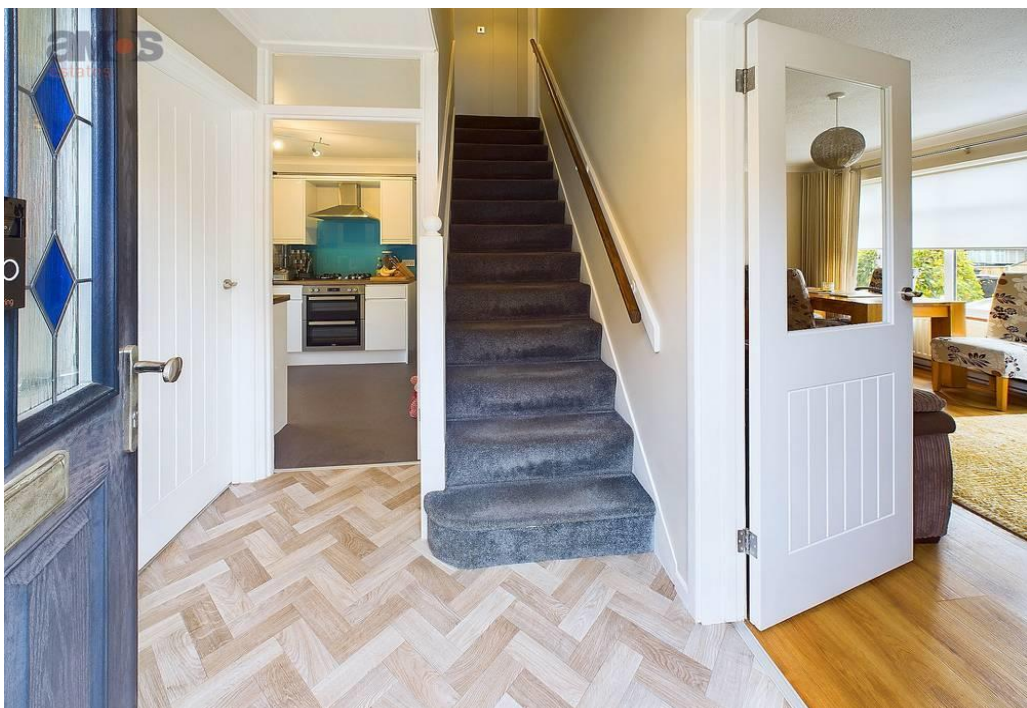
**A space to  
call home.**



Floor 0 Building 1



Floor 1 Building 1



## Highlights

- / Two/Three Bedroom Semi-Detached Family Home
- / Useful Ground Floor Bedroom/Study
- / Stylish, Fully Integrated Kitchen
- / Modern Bathroom Suite
- / Bright Lounge with Feature Fireplace
- / Detached Garage and Private Driveway
- / Attractive Low Maintenance Rear Garden
- / Popular Sought After Location
- / Close To Local Village Shops
- / Walking Distance of Greensward Academy, Westerings
- / 360' Virtual Tour
- / EPC: D 66





Double glazed entrance door leading to;

### Entrance Hall /

6'2 x 5'7

Double glazed entrance door with adjacent strip window, radiator, wood effect floor covering, staircase with fitted carpet and wall mounted wood handrail to first floor accommodation, , smooth plaster ceiling, doors off:

### Kitchen /

16'1 x 8'6

Stylishly fitted in full range of white high gloss units at both eye and base level with limed wood style roll top work surfaces over and feature glass panels to work areas, frosted glass display cabinet, integrated stainless steel single drainer unit, 4 ring gas hob, integrated oven and grill with extractor fan above, dishwasher, useful breakfast bar area, space for free standing American style fridge freezer, walk in storage cupboard housing boiler, appliance space for a washing machine, power points, coved and smooth plastered ceiling, floor covering, double glazed window and door to rear garden.

### Bedroom Three/Study /

9'10 x 6'1

Double glazed window to rear aspect, wood floor, power points, coved and textured ceiling, radiator.

### Lounge /

14'10 x 11'5

Double glazed window to front aspect, radiator, wood floor, power points, coved and textured ceiling, feature fireplace, two wall lights, television point.





## Galleried Landing /

5'9 x 2'9

Fitted carpet, loft access, textured ceiling, wood doors off to:

## Bathroom/

8'2 x 4'2

Modern white suite comprising of sculptured bath with mixer taps and wall mounted hand-held shower attachment plus additional wall mounted electric shower unit, toilet and vanity unit with inset ceramic sink with mixer tap, chrome heated towel rail, floor covering, smooth plastered ceiling, double glazed window to side aspect, tiled walls, smooth plastered ceiling.

## Bedroom One /

11'10 x 11'6

Double glazed window to front aspect, fitted carpet, eaves storage, radiator, textured ceiling, telephone point, power points.

## Bedroom Two/

11'6 X 8'3

Double glazed window to rear aspect, radiator, fitted carpet, textured ceiling, useful eaves storage space, power points.

## Rear Garden /

Paved patio to immediate with rear with pathway to additional patio at end of garden, artificial grass, wooden planting areas, fenced boundaries, access door to garage, wooden gate to front of property, outside water tap, outside light.

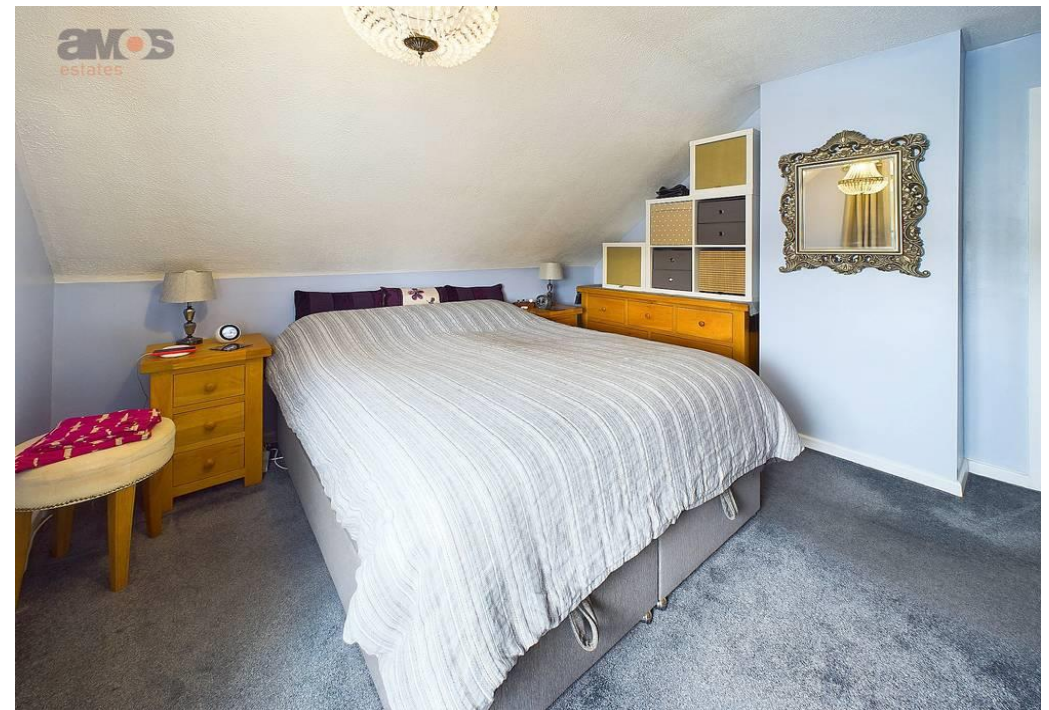
## Front Garden /

Block paved parking area for three vehicles and long driveway, wrought iron gate.

## Detached Garage /

17'5 x 7'8

Up 'n' over door to front, windows to side and rear aspect, door to garden.







We recommend our customers use our panel of Conveyancers/Solicitors. It is your decision whether you choose to deal with our recommendation, and you are under no obligation to do so. You should know that we may receive a referral fee of £150 to £200 per transaction from them.

Should you arrange a Mortgage through our recommended mortgage advisor, again of which there is no obligation we will receive a commission fee. The amount of commission will depend on the size of the loan and any associated products that you decide to take.

**The Consumer Protection from Unfair Trading Regulations 2008 (CPRs).**

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.