



17 Hilltop Avenue, Hullbridge, Essex, SS5 6BL

Four Bedroom Detached House / Guide Price: £525,000 - £550,000 / Tel: 01702 207720

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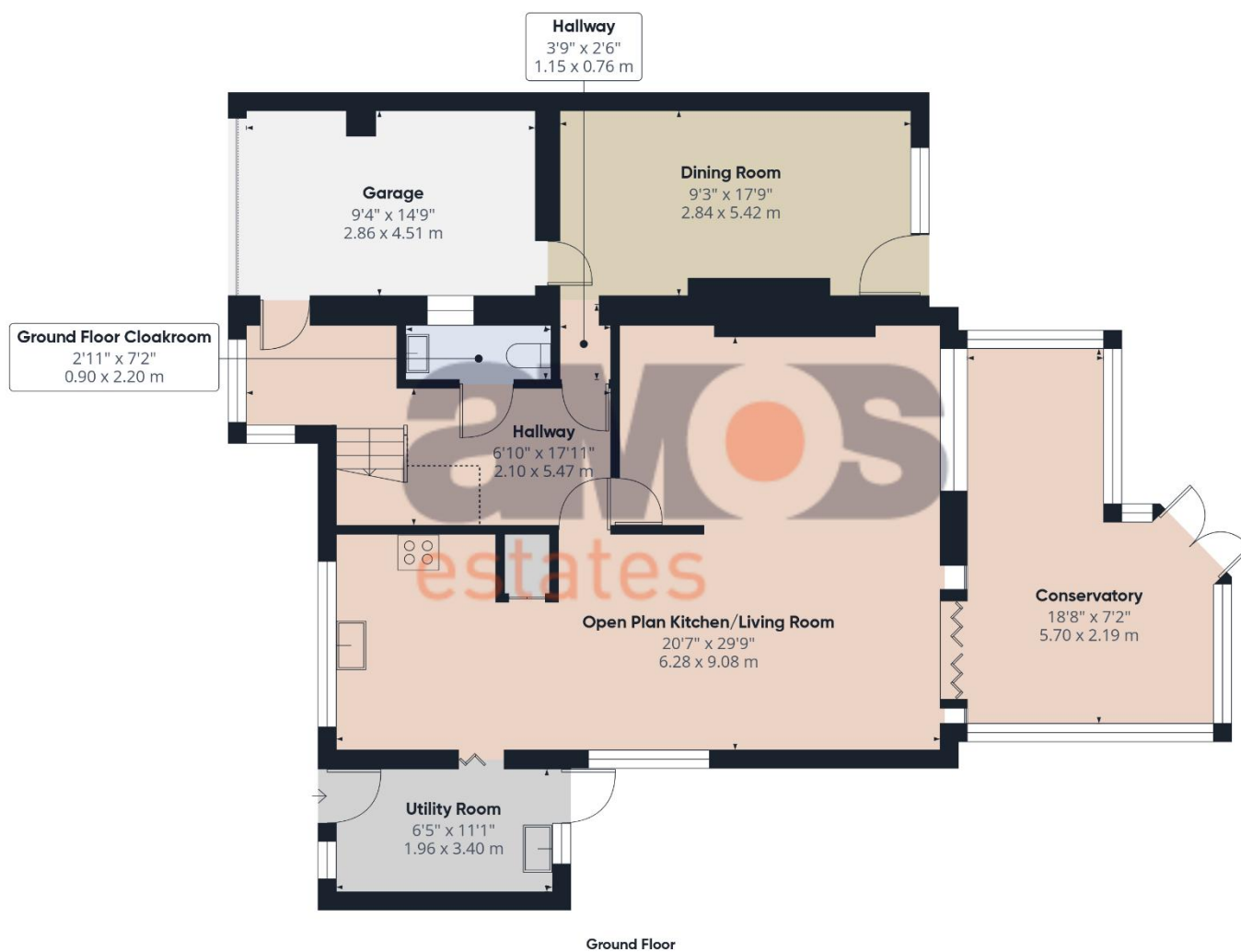
Take a look at this well-proportioned **four-bedroom** detached property, ideal for family living. On the ground floor, the home offers a separate dining room, a fitted kitchen with open-plan access to the spacious living room, and a convenient utility room. The living room opens directly onto a bright conservatory, creating a fantastic space for relaxation or entertaining. A cloakroom completes the ground floor. Upstairs, you'll find four bedrooms. The main bedroom benefits from its own en-suite shower room, while a further modern shower room serves the remaining bedrooms. Outside, the rear garden is a generous size and features a combination of patio, lawn, and decking areas, perfect for outdoor dining or family activities. To the front, a private driveway provides off-road parking and leads to the integral garage.

The property is ideally located just a short stroll from the River Crouch, where you can enjoy scenic riverbank walks and an abundance of local wildlife. A great local primary school is nearby, along with a range of shops, cafés, and eateries, including the popular Anchor Restaurant and Bar on the riverfront. Rayleigh Train Station with fast, direct access into London is just a short drive away as well.

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First Floor



Property Information

- / Detached House
- / Four Bedrooms
- / Ground Floor Cloakroom, En-Suite
Shower Room & Family Shower Room
- / Three Reception Rooms
- / Good Sized Rear Garden
- / Driveway providing Parking & Garage
- / EPC Rating: D
- / Council Tax Band: E
- / 1774 Approx Sq. Ft in Size



Entrance Door To:

Hallway /

17'11 x 6'10 + 3'9 x 2'6

Double glazed window to front and side aspect, plastered and coved ceiling, fitted carpet, staircase to first floor living accommodation with fitted carpet, radiator, fitted wall lights, power points, doors leading off:

Ground Floor Cloakroom /

7'2 x 2'11

Two piece suite comprising of vanity unit with sink top and separate taps, low level w/c, double glazed window to side aspect, plastered and coved ceiling with integrated spotlights, floor covering, radiator.

Dining Room /

17'9 x 9'3

Double glazed window to rear aspect, double glazed door to rear garden, plastered and coved ceiling, fitted carpet, door providing access to garage, fitted wall lights, two radiators, power points.

Open Plan Kitchen & Living Room /

29'9 x 20'7

Kitchen /

Fitted at both eye and base level in a range of wood roll units with working surface over, space for cooker with integrated extractor fan above, space for fridge/freezer, ceramic sink unit with mixer tap and drainer, double glazed window to front aspect, plastered and coved ceiling with integrated spotlights, tiled flooring, feature 'island' with seating for four stalls, storage cupboard, open access to living room, door leading to utility room.





Living Room /

Double glazed windows to side and rear aspect, double glazed French doors to conservatory, plastered and coved ceiling, fitted carpet, feature fireplace, A/C unit, fitted wall lights, radiator, power points.

Utility Room /

11'1 x 6'5

Fitted at both eye and base level in a range of white units with working surface over, integrated double oven, space for appliances such as washing machine and American style fridge/freezer, ceramic sink unit with mixer tap and drainer, double glazed windows to rear and side aspect, double glazed door to rear garden, door providing access to front of property, plastered and coved ceiling, tiled flooring and tiled walls, power points.

Conservatory /

18'8 x 7'2

Double glazed windows to rear and side aspect, double glazed patio doors to rear garden, tiled flooring, A/C unit, two radiators, power points.

Galleried Landing /

13'6 x 2'5

Fitted carpet, plastered and coved ceiling, loft access, airing cupboard, power points, doors leading to:

Shower Room /

7'5 x 6'8

Three piece suite comprising of steam and hydromassage shower cubicle with fitted shower unit, pedestal wash hand basin with mixer tap, low level w/c, double glazed window to side aspect, plastered and coved ceiling with integrated spotlights, wood effect floor covering, tiled walls, airing cupboard, chrome heated towel radiator, extractor fan.





Bedroom One /

16'7 x 10'5

Double glazed window to front aspect, plastered and coved ceiling, fitted carpet, built in wardrobe and storage, radiator, power points, access to:

En-Suite Shower Room /

4'8 x 4'8

Two piece suite comprising of safety glass cubicle with fitted shower unit, pedestal wash hand basin with separate taps, plastered ceiling with integrated spotlights, tiled walls, floor covering, extractor fan.

Bedroom Two /

12'4 x 10'4

Double glazed window to rear aspect, plastered and coved ceiling, fitted carpet, radiator, power points.

Bedroom Three /

10'4 x 9'6

Double glazed window rear aspect, plastered and coved ceiling, fitted carpet, radiator, power points.

Bedroom Four /

9'5 x 7'0

Double glazed window to front aspect, plastered and coved ceiling, fitted carpet, storage cupboard, radiator, power points.

Rear Garden /

Block paved patio to immediate rear followed by laid to lawn area, sun decking to rear and side of property, pergola and seating to rear of property, mature planting, secure fence boundaries, wooden shed with power, hot tub to remain.



Front Garden /

Block paved driveway providing parking for vehicles, fence boundary to either side, access to integral garage.

Garage /

14'9 x 9'4

Electric roller door, power and light fitted, door leading to hallway.



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