



Fairholme Avenue, Gidea Park, RM2 5UX

- No Onward Chain
- Detached Bungalow
- Two Double Bedrooms
- Two Reception Rooms
- Off Road Parking for Multiple Vehicles
- Side Plot with Vehicular Access Via Gate
- Scope To Extend & Convert Loft STPP
- 9 Minute Walk of Gidea Park Station (source: google maps)

£575,000

Fairholme Avenue

Gidea Park, RM2 5UX



Storm Porch

Entrance Hall

Entrance door. Smooth ceiling, coving, access to loft space, radiator, carpet, fitted floor mat.

Reception Room

13'5 x 11' (4.09m x 3.35m)

Double glazed window and patio doors to garden. Smooth ceiling, coving, radiator, carpet.

Reception Room

12' x 11' (3.66m x 3.35m)

Smooth ceiling, coving, radiator, laminate flooring.

Kitchen

15'4 x 8'9 max sizes (4.67m x 2.67m max sizes)

Two double glazed windows, double glazed door to garden. Smooth ceiling, coving, range of base and eye level wall cabinets with butcher style worktops, four burner hob, sink unit, integrated microwave, integrated fan oven, integrated fridge/freezer, cupboard housing Vaillant boiler, part tiled walls, radiator, vinyl flooring.

Bedroom

12'7 x 11' max sizes (3.84m x 3.35m max sizes)

Double glazed bay window. Smooth ceiling, coving, radiator, carpet.

Bedroom

12'7 x 11' max sizes (3.84m x 3.35m max sizes)

Double glazed bay window. Smooth ceiling, coving, picture rail, radiator, carpet.

Bathroom

5'10 x 5'4 (1.78m x 1.63m)

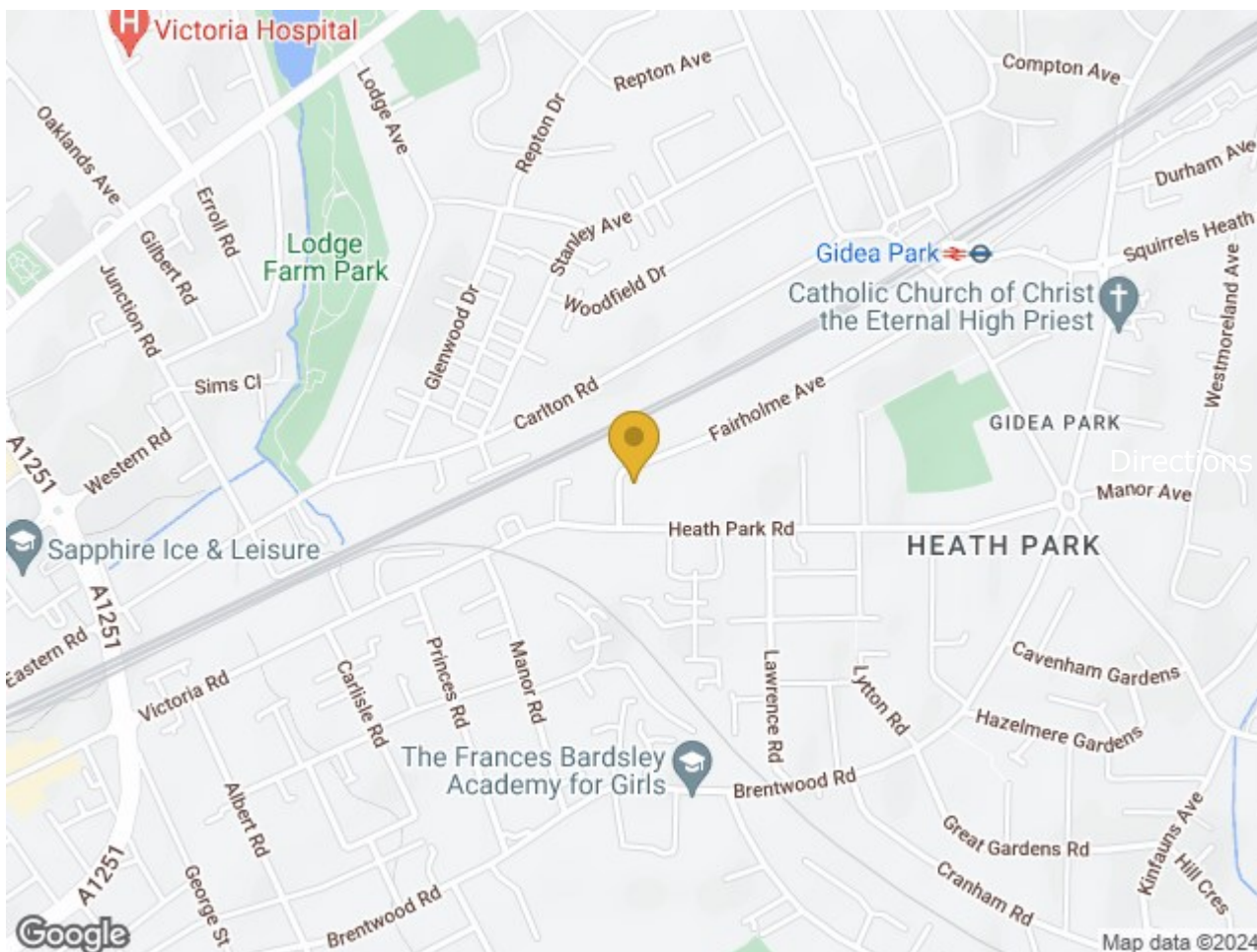
Double glazed window. Smooth ceiling, coving, extractor fan, part tiled walls, suite comprising of panelled bath with shower attachment to tap and overhead bracket, glass screen, pedestal wash basin, low level WC, heated towel rail, tiled floor.

Garden

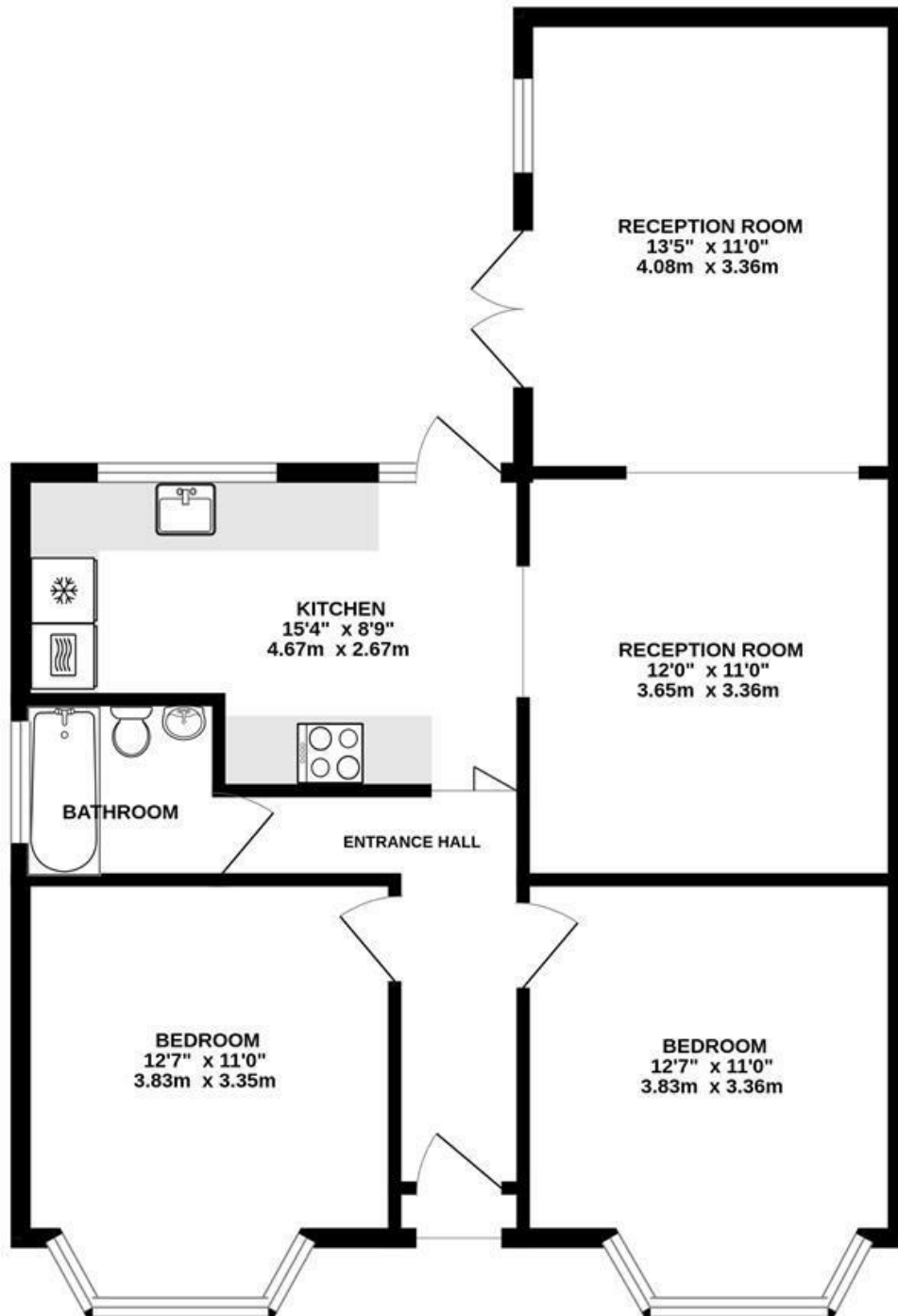
Large slabbed seating area to the direct rear of the property, leading to the large side plot which is mainly laid to lawn and mature shrubs. Tarmacked parking accessed via vehicle gate. Pedestrian side gate access also. Outside light, outside tap.

Parking

Gravel drive to front of property for multiple vehicles via dropped kerb.







TOTAL FLOOR AREA : 754 sq.ft. (70.0 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.
Made with Metropix ©2023

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Material Information:
Council Tax Band: E
Tenure: Freehold

