



ONWARD CHAIN COMPLETE! Bear Estate Agents are thrilled to bring to the market this truly beautiful FOUR bedroom DETACHED house situated in one of the most desirable roads within Langdon Hills / Great Berry! Hayrick Close is an incredibly quaint cul-de-sac located in the south section of Great Berry with this home backing onto Langdon Hills Recreation Ground & Country Park. The home is within a short walk of local shops, local 'Outstanding' schools and popular bus routes. Laindon Railway Station is only a 1.1 mile walk away, providing easy access to London Fenchurch Street for commuters! There are great road links as well, the A127 and A13 are a short drive in each direction which quickly connects the M25.

- ONWARD CHAIN COMPLETE!
- Lounge (17'4 max x 12'9)
- Kitchen (11'3 x 16'9)
- En-Suite
- Gorgeous Rear Garden
- 1.1 Miles to Laindon Railway Station
- Dining Room (10'10 x 12'9)
- Bedroom 1 (11'8 x 12'10)
- Bedroom 2 (11'11 x 10'1)
- Double Garage (17'5 x 17'5)

## Hayrick Close

Basildon

**£675,000**

Offers In Excess Of





# Hayrick Close



The property layout begins with an inviting entrance hall which hosts the stairs, adjoins a ground floor WC and leads through to multiple other rooms. The lounge is situated at the front of the home, measuring 17'4 x 14'9 with a gorgeous bay window which overlooks the front of the home. This leads through to a dining room which is located at the rear of the home, measuring 10'10 x 12'9 and boasting French doors into the rear garden. Similarly, the kitchen is located at the rear of the home and overlooks the rear garden. This spacious kitchen measures 11'3 x 16'9 and boast an abundance of cupboard and surface space as well as an array of integrated appliances. Helpfully adjoining the kitchen is a utility room which offers more surface and cupboard space as well as a side door to the home. To complete the ground floor layout is a roomy office which measures 8'2 x 9'8, fitting a large desk and accompanying furniture.

The upstairs to this home is equally impressive with FOUR DOUBLE BEDROOMS and TWO bathrooms. Bedroom 1 measures 11'8 x 12'10 and benefits from fitted wardrobes and an adjoining en-suite with a walk-in shower, toilet and sink. Bedroom 2 measures 11'11 x 10'1, bedroom 3 measures 11'11 x 9'8 and bedroom 4 measures 11'10 x 11'3 at maximum dimensions. The family bathroom is a four-piece suite with walk-in shower, separate bath, toilet and sink.

The external benefits to this home are spectacular. The rear garden is absolutely stunning, offering privacy and sun throughout the day. It has been beautifully maintained by the current owners and there is a rear gate that enters Langdon Hills recreation ground and country park. There is also a detached double garage which measures 17'5 x 17'5 and parking in front for 4 vehicles!

Homes like this rarely become available and are

snapped up when they do, so call us today to organise a viewing and see all of the benefits first hand!

Council Tax Band: F (£3101.67)

**ONWARD CHAIN COMPLETE!**

**1.1 Miles to Laindon Railway Station**

**Entrance Hall**

**Lounge (17'4 max x 12'9)**

**Dining Room (10'10 x 12'9)**

**Kitchen (11'3 x 16'9)**

**Utility Room (5'7 x 5'8)**

**Study/Office (8'2 x 9'8)**

**Ground Floor WC**

**Bedroom 1 (11'8 x 12'10)**

**En-Suite**

**Bedroom 2 (11'11 x 10'1)**

**Bedroom 3 (11'11 x 9'8)**

**Bedroom 4 (11'10 x 11'3) max**

**Family Bathroom Suite**

**Gorgeous Rear Garden**

**Double Garage (17'5 x 17'5)**

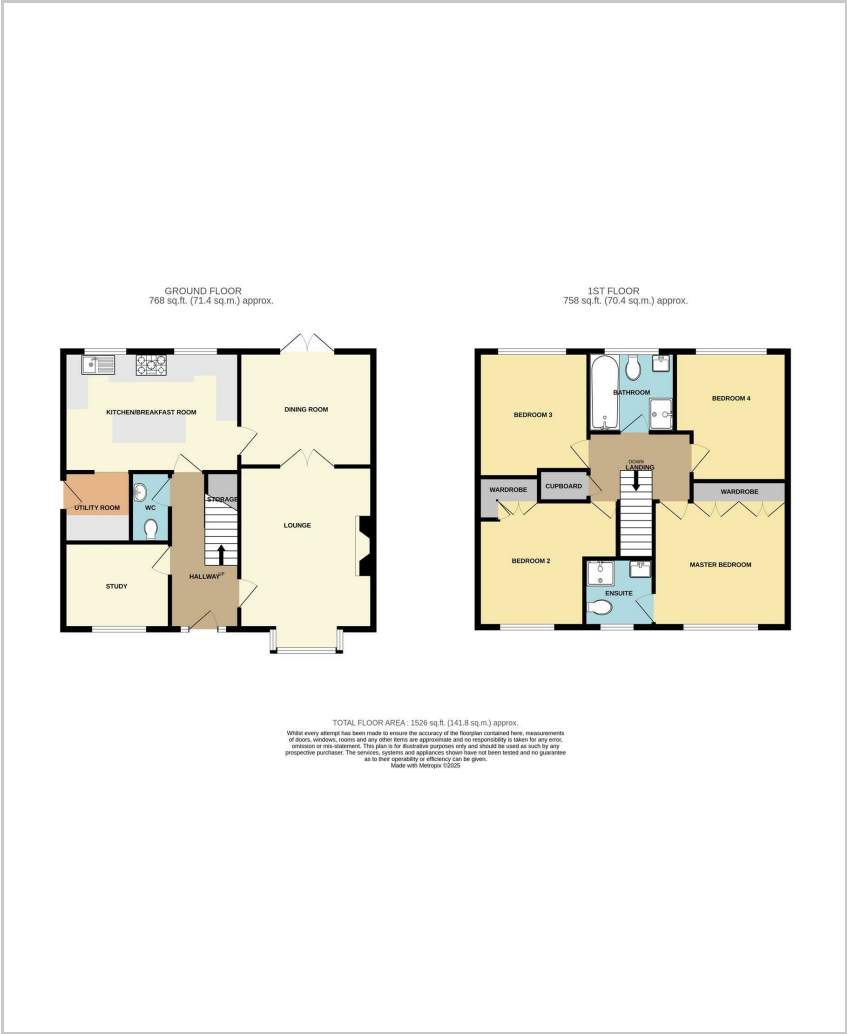
**Driveway for Multiple Vehicles**



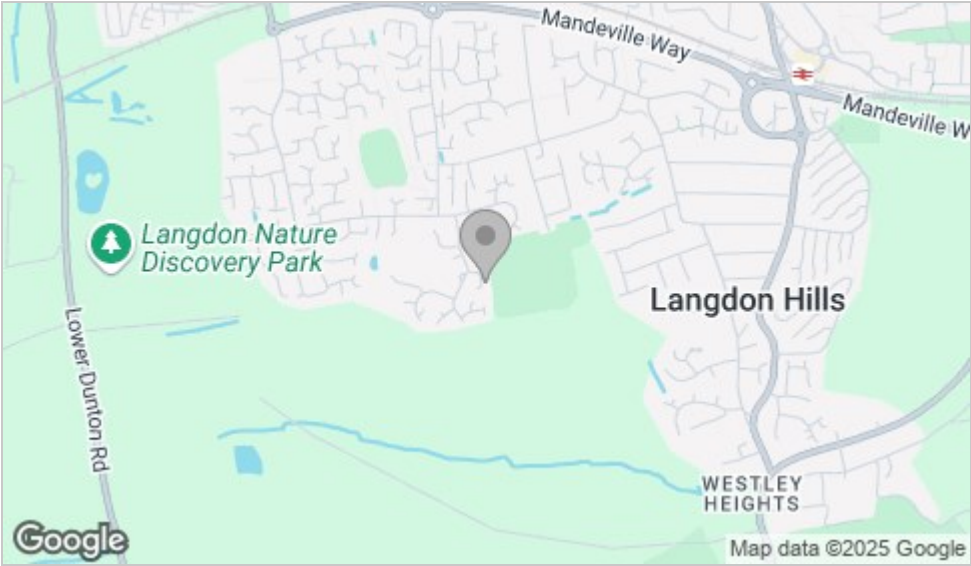




# Floor Plan



# Area Map



# Viewing

Please contact our Basildon Office on 01268 661215 if you wish to arrange a viewing appointment for this property or require further information.

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# Energy Efficiency Graph

