



Meadow Way | | Hockley | SS5 4AX

Offers In The Region Of
£435,000

bear
Estate Agents

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Welcome to Meadow Way, Hockley - a charming location for this delightful semi-detached house. As you step inside, you'll be greeted by a spacious reception room, perfect for entertaining guests or relaxing with your family. With four cosy bedrooms, there's ample space for everyone to unwind and make themselves at home. The two bathrooms ensure convenience and comfort for all residents. This property offers a perfect blend of traditional charm and modern comfort, making it an ideal place to create lasting memories. Don't miss the opportunity to make this house your home in the heart of Hockley.

- NO ONWARD CHAIN
- Four bedrooms
- Close to Train Station
- Garage
- Large Plot
- Close to Highstreet
- South facing garden

Hallway

4'0" x 11'8" (1.24 x 3.58)

Wood effect floors, smooth ceilings with coving to ceiling edge, pendant ceiling light and access into two bedrooms, lounge and bathroom.

Bedroom One

9'10" x 11'0" (3 x 3.36)

Carpet throughout, pendant ceiling light, double glazed window to the front and side aspect, power points and a radiator





Bathroom

Wood effect floors, tiled surrounds, bath with shower attachments and a vanity sink unit.

Bedroom Two

11'5" x 12'9" (3.5 x 3.9)

Carpet throughout, double glazed window to the front aspect, power points and radiator.

Lounge

13'0" x 15'1" (3.964 x 4.6)

Carpet throughout, radiator, smooth ceilings with pendant ceiling light and power points.

Kitchen

8'5" x 14'3" (2.578 x 4.35)

Wooden top and base units with a rolltop work surface, sink with mixer tap and draining board, double glazed window to the rear aspect and a radiator.

Bedroom Three

10'5" x 10'9" (3.193 x 3.3)

Double glazed window to the front aspect, wood floor throughout, smooth ceilings and integrated storage.

Bedroom Four

9'7" x 11'0" (2.941 x 3.36)

Wood floors, double glazed window to the front aspect and access into the ensuite/main bathroom.

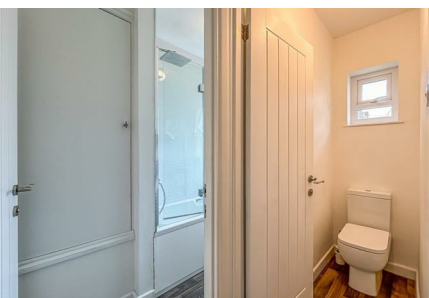
Main Bathroom

Walk in shower, tiled floors, tiled surrounds, WC and a vanity sink unit.

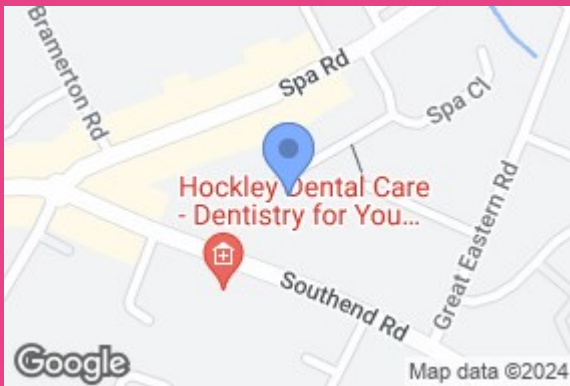
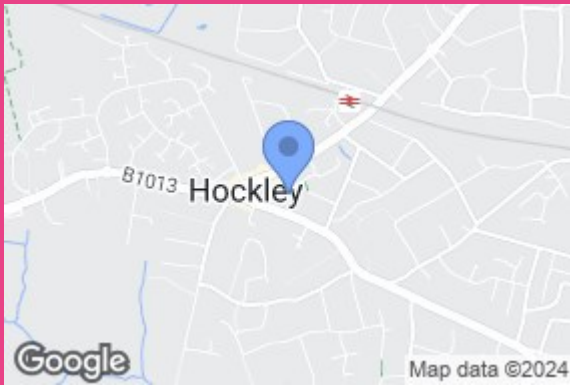
WC

Garden

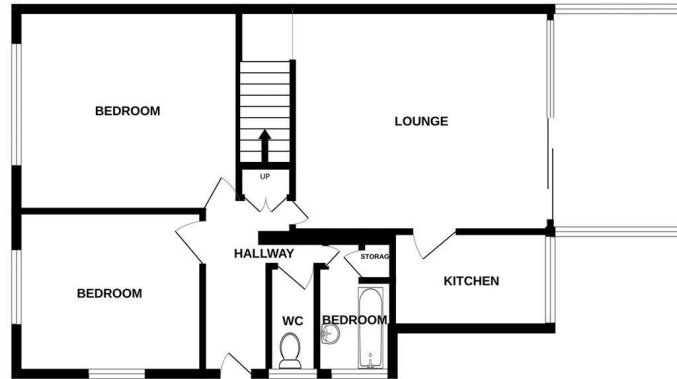
Large wrap around garden, south facing and access into garage.



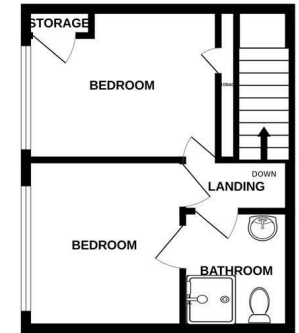




GROUND FLOOR
740 sq.ft. (68.8 sq.m.) approx.



1ST FLOOR
290 sq.ft. (26.9 sq.m.) approx.



TOTAL FLOOR AREA : 1030 sq.ft. (95.7 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			85
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		50	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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