



Gay Bowers | | Hockley | SS5 4SN
Guide Price £685,000

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Estate Agents

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Welcome to this stunning property located in the charming area of Gay Bowers, Hockley. This semi-detached house boasts an impressive in excess of 2000 sq. ft of living space, offering ample room for a growing family or those who love to entertain.

Upon entering, you are greeted by two spacious reception rooms that are perfect for relaxing with family or hosting guests. The property features five generously sized bedrooms, providing plenty of space for everyone to have their own sanctuary. With three bathrooms, there will be no more morning queues or bathroom battles in this household.

Situated on a large corner plot, this property offers not only a sense of privacy but also the opportunity to enjoy outdoor activities in your own space. Additionally, the detached garage provides convenient parking and extra storage solutions.

This house is truly a must-see for anyone looking for a spacious and well-appointed home in a desirable location. Don't miss out on the chance to make this property your own and create lasting memories in this wonderful space.

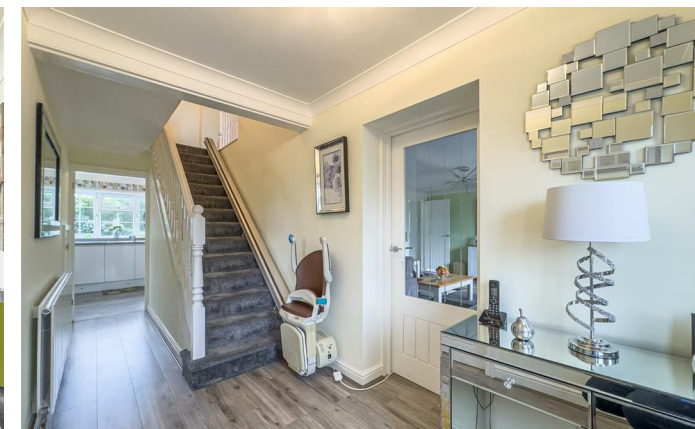
- Large Corner Plot
- Boasting A Large Double Storey Side Extension
- Potential To Extend At The Rear STPP
- Potential Annex STPP

Frontage

Property is approached by an independent block pave driveway with off street parking for four vehicles and potential for further parking, conifers surrounding and access into the rear garden,

Main Entrance Hall

Entered by a UPVC front door with obscure glass, wood effect floors throughout, power points, smooth ceilings with pendant ceiling light, radiator, integrated storage, stairs to the first floor and doors into the second reception room.





Second Reception Room

16'0" x 15'3" (4.9 x 4.66)

Amtico flooring throughout, wall mounted radiator, double glazed window to the front aspect, smooth ceilings with coving to ceiling edge, power points and space for storage.

Lounge/Diner

27'0" x 10'2" (8.23 x 3.12)

Wood effect floors throughout, smooth ceilings with coving to ceiling edge, pendant ceiling light, power points, double glazed window to the front aspect, double glazed french doors to the rear garden, feature electric fireplace, open archway into the kitchen area.

Kitchen

17'8" x 11'9" (5.4 x 3.6)

Laminate floors throughout, smooth ceilings with pendant ceiling light, double glazed windows facing the rear aspect, power points, integrated larder cupboard, wall mounted radiator and comprises of a range of eye and base level units, roll top stone effect work surfaces, tiled splashbacks, lamona double oven, four ring induction hob with extractor fan above, integrated fridge freezer, stainless steel sink with mixer tap and draining board and LED lighting.

Laundry Room

5'9" x 5'5" (1.76 x 1.66)

door into second reception room, UPVC obscure glass door into sideway, wall mounted radiator, power points, potential to be an office, door into utility which has laminate floors, smooth ceilings with coving and a pendant ceiling light, obscure double glazed window to the side aspect, WC, eye and base level units, stainless steel sink with draining board and space for washer dryer.

Landing

Carpet throughout, smooth ceilings with coving to ceiling edge, feature pendant light, integrated storage, loft access and access into all bedrooms and bathrooms.

Bedroom One

12'4" x 14'3" (3.76 x 4.35)

Carpet throughout, smooth ceilings with coving to ceiling edge, pendant ceiling light, double glazed window facing the front aspect, radiator, plenty of power points, space for storage and door into walk in wardrobe.

Walk in Wardrobe

3'6" x 13'8" (1.09 x 4.189)

Bedroom Two

12'11" x 12'10" (3.95 x 3.925)

Carpet throughout, smooth ceilings with coving to ceiling edge, pendant ceiling light, radiator, double glazed window facing the rear aspect, integrated storage, power points, space for storage, door into ensuite.





Ensuite

3'9" x 5'6" (1.162 x 1.7)

Smooth ceiling with coving to ceiling edge, extractor fan, pendant ceiling light, obscure window to the rear aspect, towel rail. Comprises of a three piece suite with a pedestal sink, WC and an enclosed shower

Bedroom Three

11'9" x 11'10" (3.59 x 3.63)

Carpet throughout, double glazed window to the front aspect, smooth ceilings with coving to ceiling edge, pendant ceiling light, power points and a door into walk in wardrobe.

Walk in wardrobe

10'5" x 2'1" (3.18 x 0.64)

Bedroom Four

11'8" x 18'8" (3.57 x 5.71)

Carpet throughout, smooth ceilings with coving to ceiling edge, pendant ceiling light, double glazed window facing the rear aspect, power points, wall mounted radiator, integrated wardrobe and space for storage.

Main Bathroom

8'7" x 2'7" (2.62 x 0.79)

Tiled floors, tiled surrounds, smooth ceilings with inset centre ceiling spotlights, extractor fan, obscure double glazed window facing the rear aspect, wall mounted radiator, eye level units, comprises of a three piece suite with a WC, vanity sink unit, Jacuzzi paneled bath with rainfall shower head.

Bedroom Five

8'9" x 9'0" (2.69 x 2.76)

Carpet throughout, double glazed window facing the front aspect, wall mounted radiator, smooth ceilings with coving to ceiling edge, pendant ceiling light, power points and space for storage

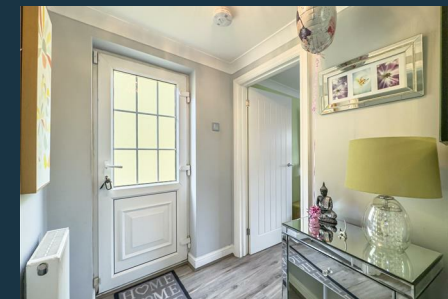
Rear Garden

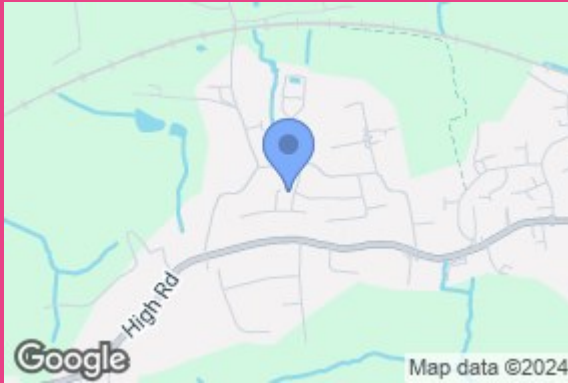
Immediate slab patio with space for seating, stone seating area, brick wall surrounds with step up into a laid to lawn rear garden with mature shrubs, flowers, fence perimeters and is unoverlooked. There is steps up to an entertaining decking area with access into the outbuilding, a separate courtyard and detached garage.

Outbuilding

13'6" x 14'6" (4.14 x 4.43)

Double glazed windows to the front aspect, smooth ceilings with inset spotlights, electric radiator, power points, loft space and fully insulated.





GROUND FLOOR
1273 sq.ft. (118.3 sq.m.) approx.

1ST FLOOR
943 sq.ft. (87.6 sq.m.) approx.



TOTAL FLOOR AREA : 2216 sq.ft. (205.9 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		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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