



Elm Grove | Hullbridge | Hockley | SS5 6ER

Guide Price £425,000

**bear**  
Estate Agents

\*Guide Price £425,000 - £450,000\*

Bear Estate Agents are delighted to welcome this beautifully modernised three bedroom detached chalet, set on a generous plot in the highly sought-after area of Hullbridge.

This updated property offers spacious and versatile accommodation throughout. The ground floor features a bright and generous dining area, a modern kitchen, a contemporary family bathroom, a convenient downstairs WC, and one well-presented bedroom, with bedrooms one and two located on the first floor. The layout provides comfortable and practical living, ideal for both families and those seeking a modern and flexible home.

Externally, the chalet enjoys a substantial rear garden, perfect for outdoor entertaining, while the front provides off-street parking leading to a garage. Located within walking distance of Hullbridge village and the River Crouch, this area is ideal for those seeking a quieter lifestyle whilst remaining close to local amenities, riverside walks, and convenient transport links.

- Detached
- Off Street Parking
- Spacious Rear Garden
- Recently Refurbished Bathroom
- Downstairs WC
- Three Bedrooms
- Side Access
- New Flooring And Decking Throughout
- Newly Installed Kitchen Tiles And Worktops
- Close To The River Crouch

### Frontage

Off street parking for four vehicles, access to the rear garden via the side and access to the garage.

### Diner

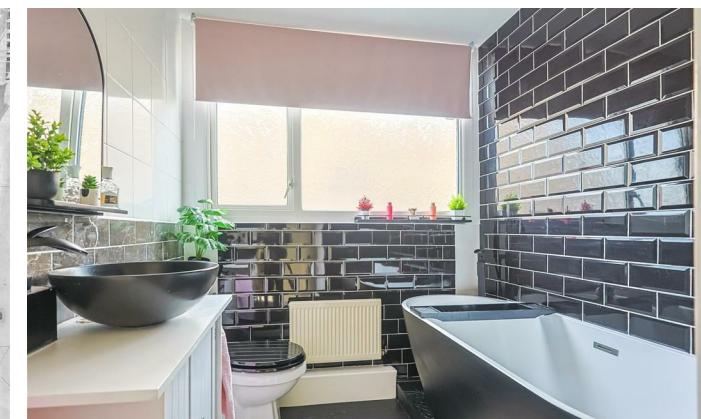
18'2 x 9'0 (5.54m x 2.74m )

Mock Tudor style ceiling beams, pendant ceiling lights, double-glazed French doors to the rear aspect, wall mounted radiator, space for fridge freezer and new laminate flooring throughout.

### Kitchen

13'5 x 6'7 (4.09m x 2.01m )

Mock Tudor ceiling beams, double glazed window to the side aspect, obscure double glazed door to the side aspect, opening to the dining room, eye and base level units, electric hob, fitted oven below, space for washing machine, sink with drainer board, tiled splashbacks and power points throughout.





**WC**

5'3 x 2'10 (1.60m x 0.86m)

Obscure double glazed window to the side aspect, corner vanity sink unit with storage below, WC, wall mounted radiator and tiled surrounds.

**Bedroom One**

13'7 x 10'4 (4.14m x 3.15m )

Smooth ceilings with pendant ceiling light, double glazed window to the rear aspect, fitted wardrobes and vanity space, wall-mounted radiator, power points and carpeted flooring throughout.

**Bedroom Two**

11'9 x 10'5 (3.58m x 3.18m)

Double glazed window to the front aspect, eaves storage, power points, and carpeted flooring throughout.

**Bedroom Three**

10'2 x 9'6 (3.10m x 2.90m )

Textured ceiling with pendant ceiling light, double glazed bay window to the front aspect, wall mounted radiator, power points and new laminate flooring throughout.

**Bathroom**

6'5 x 5'10 (1.96m x 1.78m)

Obscure double glazed window to the side aspect, free-standing bath, vanity sink unit with storage below, WC, wall-mounted radiator, tiled surrounds and laminate flooring throughout.

**Agents Notes**

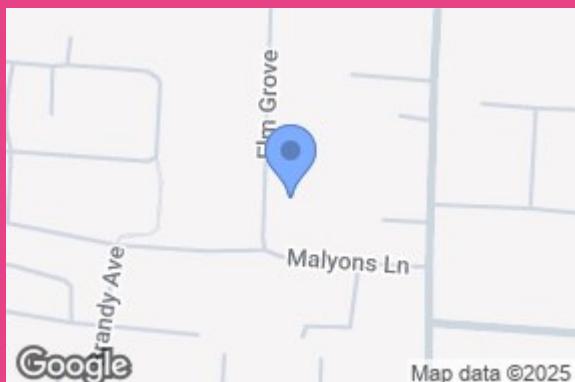
Every care has been taken to ensure the accuracy of these details, however, they do not form part of any offer or contract and should not be relied upon as statements of fact.

Measurement, descriptions and other information are provided in good faith and for guidance only. Prospective purchasers should verify all details independently. We have not tested any services, appliances or systems at the property.

Tenure - Freehold

Council Tax Band - C





GROUND FLOOR

1ST FLOOR

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 floorplan is for illustrative purposes only and should be used only by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their operability or efficiency can be given.

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**Energy Efficiency Rating**

	Current	Potential
Very energy efficient - lower running costs (A2 plus)	A	81
(B1-91)	B	
(B9-80)	C	
(D5-68)	D	
(E3-54)	E	48
(F21-38)	F	
(G1-20)	G	
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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