



Recreation Road, Sible Hedingham Halstead CO9 3JG

welcome to

Recreation Road, Sible Hedingham Halstead

An immaculately presented four bedroom detached home, situated in the well serviced village of Sible Hedingham, offering two ensuites, a single garage, ample off road parking and a large well stocked rear garden. The property is ideally situated for access to all the village amenities.



Entrance Hall

Double glazed door to front aspect, stairs leading to first floor, understairs cupboard.

Cloakroom

Double glazed window to front aspect. Suite comprising low level WC and wash hand basin. Towel rail. Fully tiled.

Lounge

18' 2" x 11' (5.54m x 3.35m)
Double glazed window to front aspect. Radiator. Feature fireplace with hearth and surround, internal french doors with mirrored panels leading to:-

Dining Room

12' x 10' 9" (3.66m x 3.28m)
Double glazed window to rear aspect and double glazed french doors leading to garden. Radiator.

Kitchen / Breakfast Room

20' 2" x 15' 2" (6.15m x 4.62m)
Double glazed french doors leading to garden and double glazed window to rear aspect. Two velux windows. Fitted kitchen with a range of matching modern high gloss wall and base units over areas of work surface with breakfast bar. Sink and drainer unit with central mixer tap and one and a half bowl set into unit. Integral oven and hob with extractor over, integral dishwasher and space for American style fridge/freezer. Tiled flooring.

Bedroom Three

12' 7" x 9' (3.84m x 2.74m)
Double glazed window and door to front aspect. Velux window.

Ensuite

Suite comprising low level WC, wash hand basin and shower.

Garage

Up and over door. Plumbing for washing machine, door leading to:-

Landing

Stairs rising from entrance hall. Airing cupboard, access to loft and doors leading to:-

Bedroom One

11' 10" x 10' 7" (3.61m x 3.23m)
Double glazed window to rear aspect. Dressing area with fitted wardrobes. Radiator.

Ensuite

Suite comprising low level WC, wash hand basin and panelled bath with mixer tap and shower attachment over. Heated towel rail.

Bedroom Two

11' x 10' (3.35m x 3.05m)
Double glazed window to front aspect. Fitted wardrobes, radiator.

Bedroom Four

8' 11" x 8' 8" (2.72m x 2.64m)
Double glazed window to front aspect. Radiator.

Bathroom

Suite comprising low level WC, wash hand basin and double width shower with fitted screen. Panelled bath, towel rail. Fully tiled.

Front Of The Property

There is a block paved driveway to the front of the property providing ample off road parking, and an area of lawn with establish shrubs. Side access leading to garden.

Rear Of The Property

The large rear garden commences with a patio area and the remainder is predominantly laid to lawn with a pathway in the centre and enclosed by mature hedging and panelled fencing. Ornamental fish pond. There are areas of mature shrubs and plant with an area of hardstanding to the rear of the garden for the shed.



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Recreation Road, Sible Hedingham Halstead

- Four bedrooms
- Two ensembles
- Large well stocked rear garden
- Ample off road parking
- Garage

Tenure: Freehold EPC Rating: D

£425,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
HST104678 - 0004

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