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Established 1986

Independent Estate Agents and Valuers



5, Bishops Avenue, Bishop's Stortford, Hertfordshire, CM23 3EJ

Asking price £695,000

BEING OFFERED AS A CHAIN FREE SALE. READY TO MOVE INTO. IMMACULATE THROUGHOUT.

This property has been professionally extended and fully refurbished throughout to an extremely high standard. All elements are new including a full rewiring.

An immaculate and luxuriously appointed 3 double and 1 single, detached bungalow offering extremely spacious accommodation which features: Brand new gas fired central heating system, new double glazing, modern LED ceiling lights throughout, stylish open plan kitchen/dining/family room, luxury bathroom and en-suite shower room with modern fittings and tiling. New carpets and floor coverings. N.B. The property is hard wired for data.

The immaculate accommodation comprises: Large entrance hall and inner hallway, dual aspect sitting room, spacious kitchen with integrated appliances, opening onto large dining/family room with a fantastic view over the garden via picture windows and patio doors, master bedroom suite with dressing area and large shower room, 2 further generously proportioned double bedrooms and a good sized single bedroom/office plus the family bathroom and boiler/utility room.

The property stands on a good sized plot with a 70' x 55' rear garden and a 35' x 55' front garden.

There is a large full-width paved patio area immediately to the rear of the bungalow and to the front a block-paved driveway which provides off-road parking for at least four cars.

This is an excellent non-estate location on the southern side of town which is within walking distance of the mainline railway station, town centre, primary and secondary schools as well as riverside walks out into the Herts and Essex countryside along the River Stort.

EPC rating and Council Tax Band are yet to be assessed.

Double Glazed Door To:

Large Entrance Hall

10'11" x 5'3" (3.349 x 1.620)

Feature vertical radiator. Four inset ceiling lights. Porcelain tile flooring. Door to:



Inner Hallway

Providing access to all rooms.

Six inset ceiling lights. Hatch to enormous loft space. Wood effect laminate flooring.

Boiler/Utility Cupboard

6'11" x 3'1" (2.120 x 0.961)

Wood effect laminate flooring. Wall mounted gas fired combination boiler. Fusebox and electric meter. Central control for media.

Fitted work surface with fittings and water supply for washing machine below.



Luxury Kitchen

14'7" x 10'6" (4.453 x 3.220)

Fitted with a stylish range of matt light grey 'soft close' shaker style units with brushed steel handles along with white quartz worktops and matching upstands.

Integrated appliances include: Zanussi double oven with pan drawer below, induction hob with brushed steel splashback and modern glass fronted cooker extractor hood above, Integrated Indesit dishwasher and washing machine.

Stainless steel inset one and a half bowl sink unit with swan neck mixer tap and cupboard below. Adjacent work surfaces with cupboards and drawers below. Full-height shelved larder cupboard. One double, one single and one corner eye level wall cupboard. Nine Inset ceiling lights. Two pendant lights over a breakfast bar. Double glazed window to the side aspect. Wood effect laminate flooring. Open plan to:



Dining/Family Room

14'10" x 11'10" (4.541 x 3.632)

Well lit by two double glazed picture windows and Double patio doors and glazed side panels which lead to the rear garden. Nine inset ceiling lights. Two feature vertical radiators. Wood effect laminate flooring. Wall mounted TV/media point.



Sitting Room

19'5" x 11'2" (5.934 x 3.418)

A spacious reception room which is well lit by double glazed windows to the front and side aspects. Radiator. TV point. Eight inset ceiling lights. New fitted carpet.



Master Bedroom Suite

Comprising of: bedroom, dressing area and en-suite shower room which are described separately below.

Dressing Area

7'1" x 5'4" (2.164 x 1.634)

Door from inner hallway. Two inset ceiling lights. New fitted carpet. Arch to:

Bedroom

12'6" x 11'11" (3.821 x 3.657)

Well lit by double glazed Patio doors which lead out to the rear garden.

Feature vertical radiator. New fitted carpet. Wall mounted TV/media point. Six inset ceiling lights. Door to;



Luxury En-Suite Shower Room

7'9" x 6'4" (2.379 x 1.949)

Fitted with a contemporary white suite and complementary fully tiled walls and floor.

Wall mounted vanity unit wash basin with mixer tap and storage drawers below. WC with concealed cistern. Large walk-in shower enclosure with handheld and overhead rain forest shower units. Wall mounted mirror with hands free LED lighting. Chrome heated towel rail. Extractor fan. Shaver point. Four inset ceiling lights. Double glazed window to the side aspect.



Bedroom Two

11'10" x 11'8" (3.632 x 3.562)

Double glazed window to the rear aspect. Six inset ceiling lights. Radiator. New fitted carpet.



Bedroom Three

13'9" x 8'5" (4.196 x 2.577)

Double glazed window to the front aspect. Radiator. Six inset ceiling lights. Wall mounted TV/media point. New fitted carpet.



Bedroom Four/Office

10'5" x 8'4" (3.192 x 2.551)

Double glazed window to the front aspect. Radiator. Four inset ceiling lights. New fitted carpet.



Luxury Bathroom

8'9" x 7'1" (2.679 x 2.165)

Fitted with a contemporary white suite and complementary porcelain fully tiled walls and floor.

Wall mounted vanity unit wash basin with mixer tap and storage drawers below. WC with concealed cistern. Panel bath with glazed screen, mixer tap, handheld and overhead rain forest shower units. Extractor fan. Shaver point. Double glazed window to the side aspect. Chrome heated towel rail. Four inset ceiling lights. Wall mounted mirror with handsfree LED lighting.



Rear Garden

A very good sized rear garden which measures approximately 70' x 55'

It is enclosed by 6' fencing on all three aspects.

An enormous full-width paved patio area runs across the rear of the bungalow and there are four outside lights plus P.I.R security lights and external power points.

Large lawned area. Hardstanding for a shed. Gated side pedestrian access to the front garden.



Rear View Of The Bungalow



Front Garden

A good sized garden which is approximately 35' x 55'.

Dwarf brick wall and hedge to the front boundary. outside lighting. Lawn area. Extensive block-paved driveway provides off-road parking for at least four cars.

LOCAL INFORMATION

Essential information on transport links, shops, hospitals & doctors plus schools with their contact details & performance ratings is available on our website: www.lednor.co.uk

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In this brochure you will find larger photographs, floor plan, Energy Performance Certificate and loads of useful information about the area that the property is located.

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