

EST. 1999

WILLIAMS AND DONOVAN

EXCELLENCE IN ESTATE AGENCY

Glencrofts, Hockley, SS5 4GN



Guide Price:
£600,000

Situated on the prestigious Glencrofts Development is this stunning three bedroom detached bungalow having been built to a very high specification throughout with open plan kitchen/breakfast room, large bay fronted lounge, two en suites, landscaped rear garden, driveway providing off street parking and attached garage. Within a close walk to mainline railway station, schools and local amenities.

Council Tax Band: E. EPC Rating: C.

Viewing advised. Our Ref: 19194.

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Accommodation comprises:

Entrance via uPVC glazed entrance door to entrance hall.

ENTRANCE HALL

Double opening storage cupboard. Radiator. Wood flooring. Coving to plastered ceiling. Access to loft.



CLOAKROOM

A two piece suite comprising wash hand basin with chrome mixer tap and vanity storage below and close coupled wc. Chrome heated towel radiator. Wood flooring. Coving to plastered ceiling.

LOUNGE 16' 1" x 15' 7" (4.9m x 4.75m)

Double glazed bay window to front aspect. Feature fireplace with stone surround and inset fire. Radiators. Coving to plastered ceiling.



BEDROOM TWO 13' 10" x 11' 3" (4.22m x 3.43m)

Double glazed bay window to front aspect. Radiator. Coving to plastered ceiling. Door to en suite.



EN SUITE

Obscure double glazed window to front aspect. A three piece suite comprising tiled double walk in shower cubicle with thermostatic shower, wash hand basin with vanity storage below and back to wall wc. Heated towel radiator. Tiled flooring with under floor heating. Complimentary tiled walls. Plastered ceiling with inset spotlighting.



BEDROOM ONE 12' 8" x 10' 8" (3.86m x 3.25m)

Double glazed window to rear aspect. Fitted wardrobes with mirror fronted doors to one wall. Radiator. Coving to plastered ceiling. Door to en suite.



EN SUITE

Obscure double glazed window to rear aspect. A three piece suite comprising panelled bath with full height glass shower screen and shower over, wash hand basin with chrome mixer tap and vanity storage below and back to wall wc. Heated towel radiator. Tiled flooring with under floor heating. Complimentary tiled walls. Plastered ceiling with inset spotlighting.



BEDROOM THREE 11' 5" x 8' (3.48m x 2.44m)

Double glazed French doors providing access to rear garden. Radiator. Coving to plastered ceiling.



KITCHEN/BREAKFAST ROOM 16' 1" x 10' 5" (4.9m x 3.18m)

Double glazed window to rear aspect. A comprehensive range of modern high gloss base and eye level units incorporating quartz work surface with complimentary upstand. Inset sink drainer. Twin eye level electric oven with separate induction hob with extractor above. Integrated appliances including fridge/freezer, dishwasher and wine cooler. Inset LED plinth lighting. Tiled flooring. Coving to plastered ceiling with inset LED spotlighting. Door to utility room.



UTILITY ROOM 7' 2" x 5' 2" (2.18m x 1.57m)

Double glazed window to rear aspect. Double glazed door providing access to rear garden. Modern high gloss base and eye level units incorporating work surface with complimentary upstand. Space and plumbing for appliances. Radiator.



EXTERIOR.

A LANDSCAPED SECLUDED REAR GARDEN commencing with paved patio area with steps down to further paved patio area with access to **SUMMERHOUSE**. Lawn area with a selection of mature flower and shrub borders. Door to **ATTACHED GARAGE 16' 1" x 8' 8" (4.9m x 2.64m)** with power and lighting.

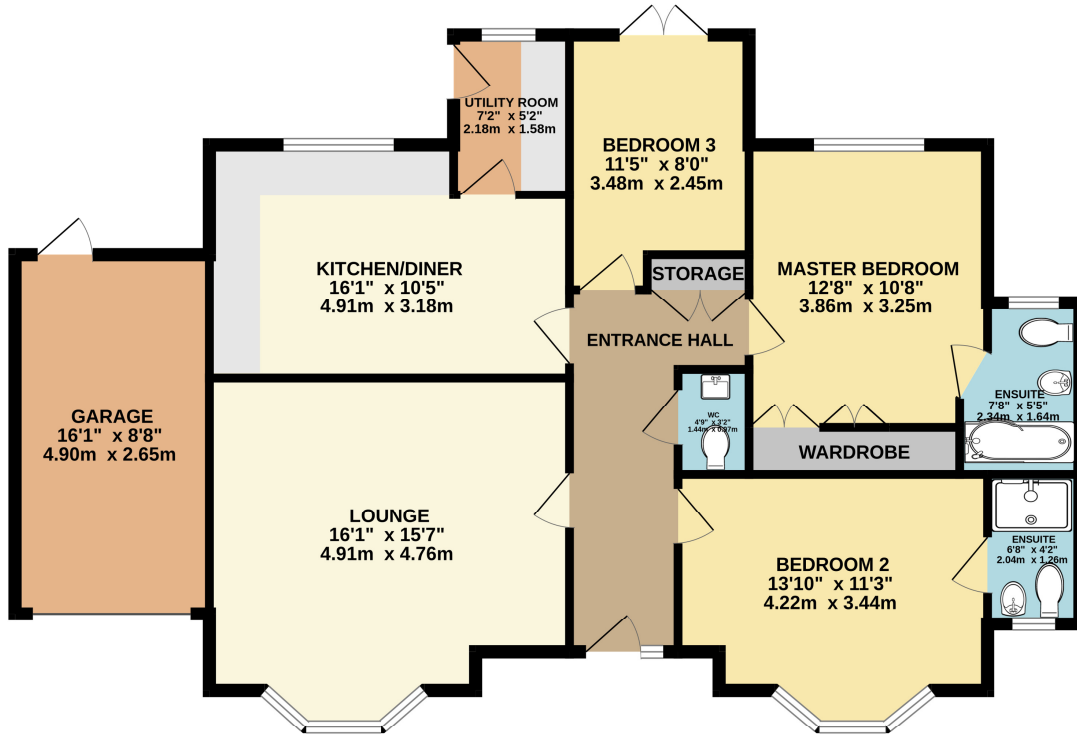




The **FRONT** has a large sweeping frontage providing off street parking with block paved driveway leading to garage. Lawn area with privacy hedge to front.



GROUND FLOOR
1112 sq.ft. (103.3 sq.m.) approx.



TOTAL FLOOR AREA: 1112 sq.ft. (103.3 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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