

EST. 1999

**WILLIAMS AND DONOVAN**

EXCELLENCE IN ESTATE AGENCY

## Princess Gardens, Ashingdon, SS4 3BL



**Guide Price £375,000 - £400,000**

Situated in a popular location is this immaculate three bedroom semi-detached bungalow benefiting from having rear extension providing open plan kitchen/breakfast room, two double bedrooms, modern fitted bathroom, approximately 80ft SOUTH FACING rear garden and own driveway providing off-street parking. Within walking distance to local shops, schools and bus routes.

Council Tax Band: C. EPC Rating: tbc.

Ref 20131

1 Woodlands Parade, Main Road, Hockley, Essex SS5 4QU

[sales@wdhockley.com](mailto:sales@wdhockley.com) | [sales@wdbenfleet.com](mailto:sales@wdbenfleet.com) | [lettings@wdlets.com](mailto:lettings@wdlets.com)  
01702 200666 | [www.williamsanddonovan.com](http://www.williamsanddonovan.com)



Entrance via double glazed entrance door to

### ENTRANCE HALL

Wood effect flooring. Plastered ceiling. Access to loft. Radiator.



### LOUNGE 17' 9" x 10' 11" (5.41m x 3.33m)

Double glazed window to the front aspect. Two feature obscure double glazed windows to the side aspect. Feature fireplace with inset Log Burner. Coving to plastered ceiling. Radiator.



### BEDROOM TWO 12' x 9' (3.66m x 2.74m)

Double glazed window to the front aspect. Coving to plastered ceiling. Radiator.



### BEDROOM THREE/STUDY 7' 7" x 7' 3" (2.31m x 2.21m)

Double glazed window to the side aspect. Coving to plastered ceiling. Radiator.





### **BEDROOM ONE 12' 7" x 9' (3.84m x 2.74m)**

Double glazed window to the rear aspect. Fitted wardrobes to one wall with matching bedside units. Coving to plastered ceiling. Radiator.



### **BATHROOM 7' 7" x 7' 4" (2.31m x 2.24m)**

Obscure double glazed window to the side aspect. WC with concealed cistern. Inset wash hand basin with vanity storage below. Panelled bath. Separate fully tiled shower enclosure with thermostatic shower. Tiled floor. Tiled walls. Chrome heated towel radiator.



### **KITCHEN/BREAKFAST ROOM 18' 7" x 10' 11" (5.66m x 3.33m)**

Double glazed bi-fold doors providing access to rear garden. Comprehensive range of base and eye level units. Granite effect work surfaces. Inset stainless steel sink drainer unit. Integrated dish washer. Space for free standing Range cooker with extractor hood over. Space for washing machine. Space for free standing fridge/freezer. Space for table and chairs. Tiled effect flooring. Coving to plastered ceiling. Inset spot lights. Sky light.



### **EXTERIOR**

The **SOUTH FACING, RECENTLY LANDSCAPED REAR GARDEN** measures approximately 80' (24.38m)

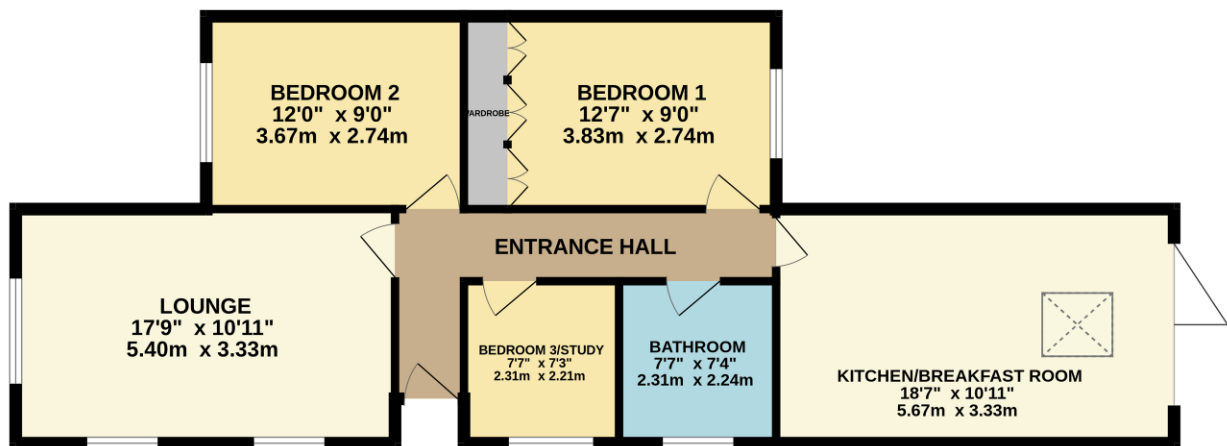
commences with patio leading to laid lawn. Selection of mature flowers and shrub borders. Further **PATIO AREA** to the halfway point of garden. **LARGE WORKSHOP/SHED** to remain. **LOG STORAGE SHED** to the rear. Gate to side providing access to the front.





The **FRONT** has own driveway providing off-street parking with shared access to the side.

## GROUND FLOOR 824 sq.ft. (76.6 sq.m.) approx.



TOTAL FLOOR AREA : 824 sq.ft. (76.6 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.  
Made with Metropix ©2025

Consumer Protection from Unfair Trading Regulations 2008.

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.