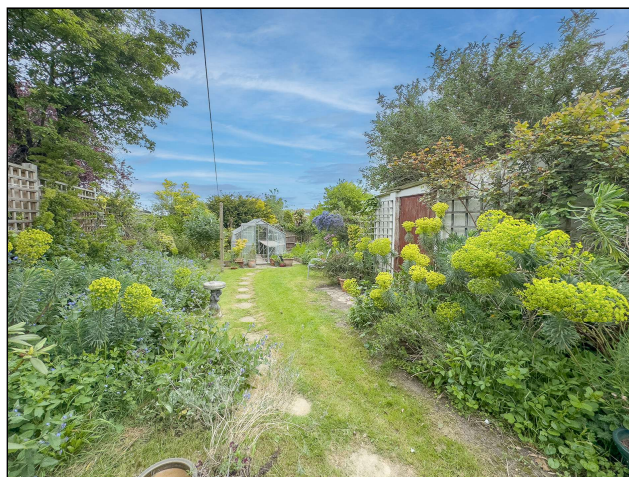


EST. 1999

WILLIAMS AND DONOVAN

EXCELLENCE IN ESTATE AGENCY

Broad Walk, Hockley, SS5 5DG



£375,000

Situated on the popular Broadlands Development is this 1930s style bay fronted three bedroom semi detached bungalow with rear garden measuring approximately 65ft and own driveway to front providing off street parking. Within walking distance to local shops, schools and mainline railway station.

OFFERED WITH NO ONWARD CHAIN.

Council Tax Band: C. EPC Rating: TBC. Our Ref: 19816.

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

sales@wdhockley.com | sales@wdbenfleet.com | lettings@wdlets.com
01702 200666 | www.williamsanddonovan.com



Accommodation comprises:

Entrance via uPVC glazed entrance door to entrance hall.

ENTRANCE HALL

Airing cupboard. Access to loft. Radiator.



LOUNGE 13' 2" x 12' 1" (4.01m x 3.68m)

Window to rear aspect. Brick built fireplace with inset fire. Radiator.



BEDROOM ONE 14' 10" into bay x 10' 3" (4.52m x 3.12m)

Double glazed bay window to front aspect. Feature fireplace with gas fire. Radiator. Textured ceiling.



BEDROOM TWO 12' 5" x 10' (3.78m x 3.05m)

Double glazed window to front aspect. Fitted bedroom furniture. Radiator.



BEDROOM THREE 10' 5" x 7' 4" (3.18m x 2.24m)

Double glazed window to rear aspect. Fitted bedroom furniture. Radiator. Textured ceiling.



KITCHEN (RECENTLY FITTED) 9' 7" x 5' 10" (2.92m x 1.78m)

A comprehensive range of Shaker style base and eye level units incorporating work surface with inset stainless steel sink drainer unit. Inset eye level electric oven. Induction hob with extractor above. Feature brick tiled splash backs. Integrated washing machine. Integrated dishwasher. Integrated fridge freezer. Tiled flooring. Plastered ceiling with inset spotlighting. Door providing access to conservatory.



SHOWER ROOM (RECENTLY FITTED)

Obscure double glazed window to rear aspect. A three piece suite comprising tiled walk in shower cubicle with thermostatic shower, inset wash hand basin with chrome mixer taps and drawer vanity storage below and close coupled wc. Extractor. Radiator. Tiled flooring. Tiled walls. Plastered ceiling with inset spotlighting.



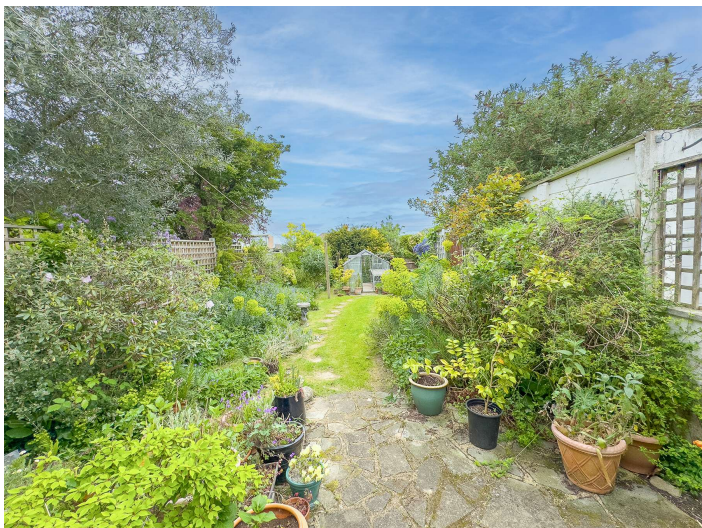
CONSERVATORY 10' 7" x 8' 4" (3.23m x 2.54m)

Double glazed windows to rear aspect. Double glazed patio doors providing access to rear garden. Base level units to one wall.



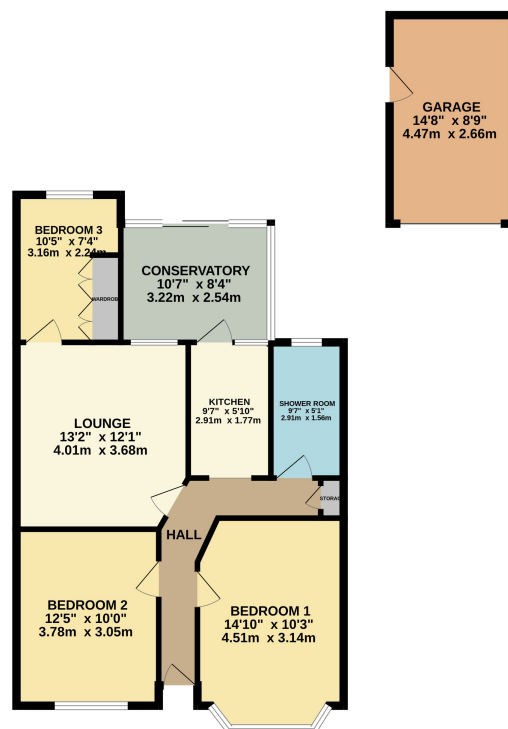
EXTERIOR.

The **REAR GARDEN** measures approximately **65ft (19.81m)** commencing with patio area leading to garden. A beautifully maintained mature garden mainly laid to lawn with a selection of mature flower and shrub borders. **GREENHOUSE** to remain. Door to **DETACHED GARAGE**. Gate providing access at side to front.



The **FRONT** has own driveway providing off street parking with **SHARED ACCESS TO SIDE**.

GROUND FLOOR
888 sq.ft. (82.5 sq.m.) approx.



TOTAL FLOOR AREA : 888 sq.ft. (82.5 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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