

Paul Mason Associates



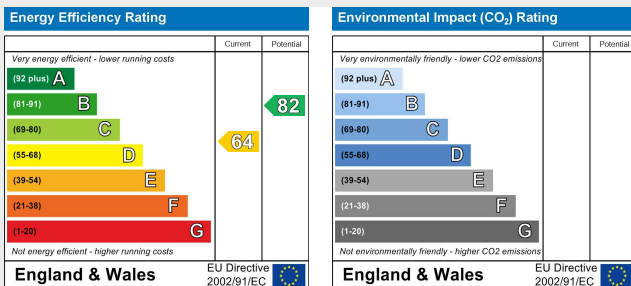
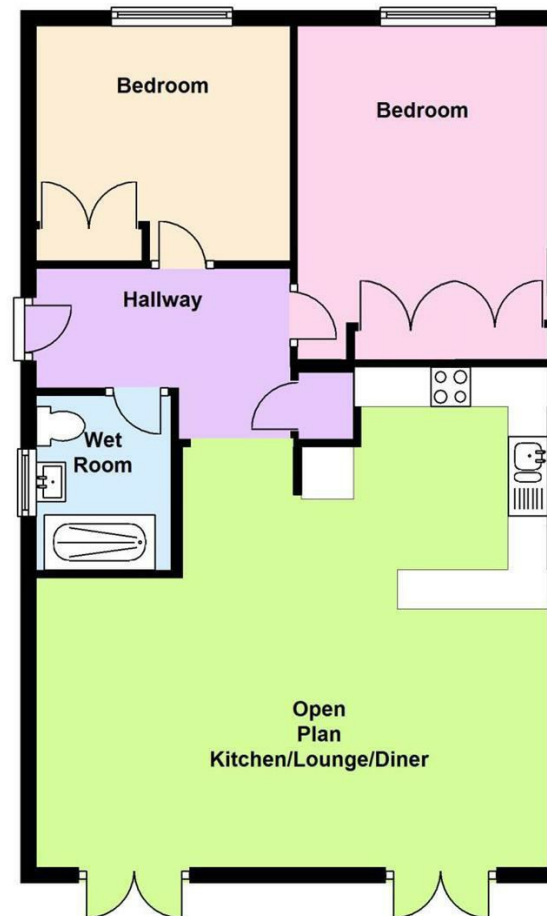
Paul Mason
Sales Lettings Development Investment
for sale
01245 382555

Ash Close, Maldon Road, Hatfield Peverel, Essex, CM3 2HJ

Offers in excess of £400,000

- Sought after turning of just 5 properties
- Walking distance of train station, shops and amenities
- Detached bungalow
- Two double bedrooms
- Modern shower Room
- 21'5" x 14'9" > 12'2" lounge/dining room
- Single garage
- Ample off street parking
- Low maintenance secluded rear garden
- EPC - D

Situated in a small turning of just five properties, is this well presented detached bungalow, ideally positioned within short walking distance of local amenities including shops, local pubs, bus service, doctors, dentist and half a mile from the train station with direct links to London Liverpool Street. The accommodation comprises two double bedrooms, modern shower room, superb 21'6 x 14'9 lounge/dining room with vaulted ceiling and feature multi fuel burner plus modern kitchen with integrated appliances. The property also boasts a single garage plus ample off street parking, low maintenance secluded rear garden, gas central heating and UPVC double glazing. The property is conveniently located with easy access to the A12 and Chelmsford City Centre, along with both Maldon and Witham Town Centres being within easy reach. EARLY VIEWING STRONGLY ADVISED.



Distances

Hatfield Peveler Railway
Station feeding London
Liverpool Street (0.5 miles)
Local Co-op with Post Office
(0.1 miles)
A12 Northbound (0.2 miles)
A12 Southbound (0.9 miles)
Chelmsford City Centre (7
miles)

(All mileages are
approximate)

ACCOMMODATION

Entrance Hall

Composite entrance door and
full height obscure double
glazed side screen. Radiator.
Inset spot lighting. Built in
storage cupboard. Loft
access. Wood flooring.

Bedroom One

4.27m x 3.18m (14'0" x 10'5")
Double glazed window to
front and side. Radiator.
Coved ceiling. TV point.
Large built in double
wardrobe.

Bedroom Two

3.23m x 2.99m (10'7" x 9'9")
Double glazed window to

front. Built in double width
wardrobe. Radiator. Coved
ceiling.

Shower Room

Obscure double glazed
window to side. Modern white
suite comprising low level
WC with concealed cistern.
Vanity wash hand basin with
storage cupboards below.
Large walk in shower cubicle
with tiled surround and fitted
glass shower screen. Tiled
flooring. Inset spot lighting.
Chrome effect heated towel
rail. Extractor fan.

Lounge/Dining Room

6.54m x 4.50m > 3.73m (21'5" x
14'9" > 12'2")
A splendid room overlooking
the rear garden with vaulted
ceiling. Two sets of double
glazed French doors to rear
and 2 velux windows. Feature
multi fuel burner with slate
hearth. TV point. Inset spot
lighting. Wood flooring.
Underfloor heating. Open
plan to:-

Kitchen

2.96m x 2.83m (9'8" x 9'3")
Double glazed window to
side. A range of modern high
gloss units to base and eye
level. Integrated dishwasher,
washer/dryer, oven, hob,
extractor hood and
microwave. Space for
American style fridge/freezer.
Work surfaces incorporating
sink unit with mixer taps. Inset
spot lighting. Wood flooring.
Underfloor heating.

EXTERIOR

Garage

Up and over door to front.
Power and light connected.
Door to rear leading to
garden.

Front Garden/Driveway

Driveway providing off street
parking for two cars. Shingled
area to front providing further
off street parking. Access to
the single garage and
entrance door.

Rear Garden

A low maintenance garden
comprising of a large purple
slate area leading to timber

framed shed. Lawned garden
with flower and shrub
boarders. Decking offering an
ideal sitting area. Access to
both sides. Courtesy door to
garage.

Services

Mains gas central heating,
mains water and mains
drainage.

Viewings

Strictly by appointment only
through the selling agent
Paul Mason Associates
01245 382555.

Important Notices

We wish to inform all
prospective purchasers that
we have prepared these
particulars including text,
photographs and
measurements as a general
guide. Room sizes should not
be relied upon for carpets
and furnishings. We have not
carried out a survey or tested
the services, appliances and
specific fittings. These
particulars do not form part of
a contract and must not be
relied upon as statement or
representation of fact.



Paul Mason Associates

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Sales | Lettings | Development | Investment

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Paul Mason Associates Limited Registered in England Number - 6767946
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