



Malone Cottage Maypole Road, Wickham Bishops , Essex CM8 3NW  
Price £675,000

**Church & Hawes**

Est. 1977

Estate Agents, Valuers, Letting & Management Agents



THIS IS YOUR OPPORTUNITY TO SECURE A STUNNING THREE BEDROOM DETACHED BUNGALOW LOCATED IN THE CENTRE OF THE HIGHLY DESIRABLE VILLAGE OF WICKHAM BISHOPS. For Sale with NO ONWARD CHAIN, this property has been extended and fully renovated creating a unique and spacious home. Benefiting from under floor heating throughout the property has been tastefully decorated featuring Oak style laminate flooring to the Living Areas.

The bespoke matt finished Kitchen features a range of units with wooden worksurfaces which also has a ceramic sink inset with mixer tap. The Kitchen also boasts a chest level oven, integrated microwave, warming drawer, induction hob, fridge/freezer, washing machine and dishwasher. The rear of the property has a real contemporary modern feel with the Kitchen being open plan to the Dining and Living Areas with the sliding patio doors encouraging light to stream in from the West Facing Garden. This generous Bungalow boasts Three Double Bedrooms with an En-Suite to Bedroom 1 in addition the Family Bathroom. Externally, the property features a generous shingle Driveway and a low maintenance Garden with a range of paved seating areas and a portion of artificial lawn.

This amazing property will truly allow the occupant to downsize and achieve life on one level without compromise. Keys are held for viewings so do not miss your opportunity to secure this wonderful home. EPC: C, Council Tax: E.







### Entrance Hall

Part obscure double glazed entrance door to front, two obscure double glazed windows to front, under floor heating, oak style laminate flooring.

### Bedroom 12'2 x 10'1 (3.71m x 3.07m)

Double glazed square bay window to front, under floor heating, door to:

### En-Suite 8'8 x 3'3 (2.64m x 0.99m)

Suite comprising low level w.c., wash hand basin with mixer tap, tiled splash back and vanity unit, shower unit, extractor fan, tiled floor.

### Bedroom 12'5 x 10'1 (3.78m x 3.07m)

Double glazed window to front, under floor heating.

### Bedroom 11'10 x 11'7 (3.61m x 3.53m)

Double glazed sqaure bay window to front, under floor heating.

### Kitchen/Dining Room 29'7 x 9'5 (9.02m x 2.87m)

Double glazed windows to rear, ceramic sink with mixer tap and induction hob with extractor set into wooden work surface, chest level oven, microwave oven and plate warmer, integrated dishwasher, washing machine and fridge/freezer, range of further matching handleless matt units, under floor heating, oak effect laminate flooring, two further full length double glazed windows to rear with double glazed double sliding doors to Rear Garden. Open plan to:

### Living Room 17'0 x 12'6 (5.18m x 3.81m)

Double glazed window to rear, under floor heating, oak effect laminate flooring.

### Exterior

### Rear Garden

Range fo paved seating areas with pathway leading

to front down one side, fenced to boundaries, oustide tap, outside lighting, area of articial lawn to centre.

### Frontage

Block paved driveway apronleading to a shingle drive with access to the rear via side passge, parking for numerous vehicles, fenced to side boundaries, low level fencing to part of frontage, Oak Entrance porch to Entrance door.

### Additional Information

The under floor heating is zone controlled, the property has been designed with efficiency and low maintenance in mind with extensive insulation, low maintenance double glazing and soffits and facias, the property has been finished with through colour rendering.

### Wickham Bishop

Wickham Bishops is located on the Blackwater Ridge. The village itself offers extensive amenities including: convenience store, Hairdressers, Beauty Salon, Village Hall, Mrs. Salisbury's tea room, Library, Extensive playing fields and Tennis Courts.

Wickham Bishops is approximately four miles from Maldon, three miles from Witham, which has a main line station with services to London and Ipswich. The village is also within easy access to the A12.

### Agents Note

These particulars do not constitute any part of an offer o r contract. All measurements a r e approximate. No responsibility is accepted as to the accuracy of these particulars or statements made by our staff concerning the above property. We have not tested any apparatus or equipment

therefore cannot verify that they are in good working order. Any intending purchaser must satisfy themselves as to the correctness of such statements within these particulars. All negotiations to be conducted through Church and Hawes. No enquiries have been made with the local authorities pertaining to planning permission or building regulations. Any buyer should seek verification from their legal representative or surveyor.



