



Emperor Close, Heybridge, CM9 4PL
Price £550,000

Church & Hawes
Est. 1977

Estate Agents, Valuers, Letting & Management Agents

OFFERED FOR SALE WITH NO ONWARD CHAIN IS THIS IMPRESSIVE FIVE BEDROOM DETACHED FAMILY HOME offering a blend of space and comfort, ideal for a growing family with versatile accommodation arranged over three floors, allowing for a variety of living arrangements to suit your family's needs with en-suite facilities serving three bedrooms plus family bathroom ensuring morning routines run smoothly.

Upon entering, you will find two inviting reception rooms that offer a warm and welcoming atmosphere, perfect for both relaxation and entertaining guests plus a generous kitchen/breakfast room.

Externally is a pleasant rear garden plus DOUBLE LENGTH GARAGE along with parking provided off road via the adjacent driveway.

This property truly represents a wonderful opportunity to create lasting memories in an adaptable home. Don't miss your chance to view this exceptional property.

Energy Efficiency Rating C. Council Tax Band F.



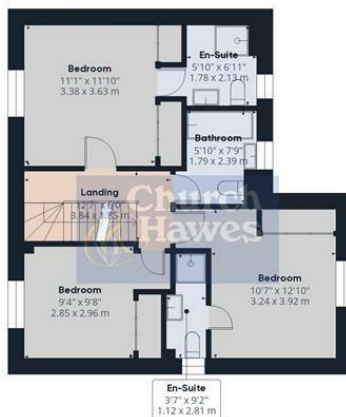
<p>Second Floor</p> <p>Bedroom 15'9 x 10'5 (4.80m x 3.18m) Double glazed window to front, radiator, velux window to rear, built in wardrobe, door to:</p>	<p>basin with mixer tap, panelled bath with hand holds mixer tap and shower attachment, inset lighting, extractor fan, shaver point, tiled to walls.</p>	<p>contract. All measurements are 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.</p>
<p>En-Suite Radiator, suite comprising of low level w.c, wash hand basin with mixer tap, tiled shower cubicle with wall mounted shower unit, inset lighting, extractor fan, tiled to walls, shaver point.</p>	<p>Landing Stairs leading down to:</p>	
<p>Bedroom 15'9 x 9'8 (4.80m x 2.95m) Double glazed window to front, two radiators, television & telephone point, built in storage cupboard.</p>	<p>Ground Floor</p> <p>Entrance Hall Entrance door, two radiators, coved to ceiling, under stairs storage cupboard, doors to:</p>	
<p>landing Velux window to rear, airing cupboard, stairs leading down to:</p>	<p>Cloakroom/W.C Obscure double glazed window to rear, radiator, low level w.c, wash hand basin with mixer tap, walls tiled to half height.</p>	
<p>First Floor</p> <p>Master Bedroom 11'10 x 11'1 (3.61m x 3.38m) Double glazed window to front, radiator, television & telephone point, two built in wardrobes, door to:</p>	<p>Lounge 19'7 x 11'6 (5.97m x 3.51m) Double glazed window to front, two radiators, coved to ceiling, feature fireplace, television and telephone point, French doors to garden.</p> <p>Dining Room 12'6 x 8'9 (3.81m x 2.67m) Double glazed window to front, radiator, coved to ceiling.</p>	
<p>En-Suite Obscure double glazed window to rear, radiator, suite comprising of low level w.c, wash hand basin with mixer tap, shaver point,</p> <p>Bedroom 12'10 x 10'7 (3.91m x 3.23m) Double glazed window to rear, radiator, built in wardrobe, door to:</p>	<p>Kitchen/Breakfast Room 13'6 x 12'10 (4.11m x 3.91m) Double glazed window to rear, door to side to garden, radiator, tiled splash backs & tiled floor, built in fridge/freezer, space for range style oven, extractor hood, space for washing machine, built in dishwasher, sink unit with mixer tap set into worksurfaces, inset lighting to ceiling, range of fitted base and wall mounted units, wall mounted Glow Worm boiler.</p>	
<p>En-Suite Obscure double glazed window to rear, radiator, low level w.c, wash hand basin with mixer tap, shaver point, tiled shower cubicle with wall mounted shower unit, inset lighting, extractor fan, shaver point.</p>	<p>Rear Garden Commencing with patio area, outside tap, laid to lawn, front access gate, personal door to:</p>	
<p>Bedroom 9'8 x 9'4 (2.95m x 2.84m) Double glazed window to front, radiator, built in wardrobe.</p>	<p>Double Length Garage 31'9 x 9'1 (9.68m x 2.77m) Power and light connected.</p>	
<p>Bathroom Obscure double glazed window to rear, radiator, bathroom suite comprising of low level w.c, wash hand</p>	<p>Frontage Adjacent driveway providing off road parking.</p> <p>Agents Note These particulars do not constitute any part of an offer or</p>	







Floor 0



Floor 1



Floor 2

Approximate total area⁽¹⁾

1928.47 ft²
179.16 m²

Reduced headroom

33.08 ft²
3.07 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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