



Longship Way, Maldon, Essex CM9 6UG
Price £355,000

Church & Hawes

Est. 1977

Estate Agents, Valuers, Letting & Management Agents

LOCATED ON THE "POPULAR" WESTERN SIDE OF MALDON WITHIN AN ENVIABLE POSITION ADJACENT TO A PLEASANT GREENSWARD AREA. This THREE BEDROOM property features EN-SUITE to MASTER BEDROOM as well as a FAMILY BATHROOM. This home also offers an L-Shaped LOUNGE/DINER, KITCHEN and Ground Floor CLOAKROOM. Externally the property benefits from DRIVEWAY PARKING and GARAGE as well as a REAR GARDEN. Immediate viewing is considered ESSENTIAL to avoid disappointment. Energy Efficiency Rating C.

Bedroom 1

13'2 x 9'0 (4.01m x 2.74m)

PVCu double glazed window to rear, radiator, telephone point, built in wardrobe and fitted wardrobes with over head storage, coved to ceiling

En-suite

Ladder towel rail, low level WC, wash hand basin, tiled shower cubicle with wall mounted shower, shaver point, part tiled to walls.

Bedroom 2

9'5 x 9'2 (2.87m x 2.79m)

PVCu double glazed window to front, radiator, coved to ceiling.

Bedroom 3

10'1 x 6'7 (3.07m x 2.01m)

PVCu double glazed window to rear, radiator, coved to ceiling.

Bathroom

Obscure double glazed window to front, ladder towel rail, suite comprising low level WC, wash hand basin with mixer tap and shower above, coved to ceiling shaver point and tiled to bath area.

Landing

Access to loft space and airing cupboard, stairs down to:

Entrance Hall

Obscure glazed entrance door to front, radiator, coved to ceiling, telephone point, under stairs cupboard.

Cloakroom

Obscure double glazed window to front, radiator, low level WC, wash hand basin with tiled splash backs.

Kitchen

9'1 x 8'6 (2.77m x 2.59m)

Double glazed window to front, space for Fridge/Freezer, space for cooker, space for washing machine, double drainer sink unit set into roll edge laminate work surfaces, tiled splash backs, fitted base and wall level units, wall mounted boiler.

Lounge/Diner

18'5 reducing to 9'8 x 15'9 reducing to 9'1 (5.61m reducing to 2.95m x 4.80m reducing to 2.77m)

PVCu double glazed window to rear and door to rear leading to garden, two radiators, coved to ceiling.

Rear Garden

Paved patio area, access to front via side gate, timber shed, fenced to boundaries, remainder laid to lawn with a range of flower and shrub borders, personal door to:

Garage

Up and over door to front, power and light connected.

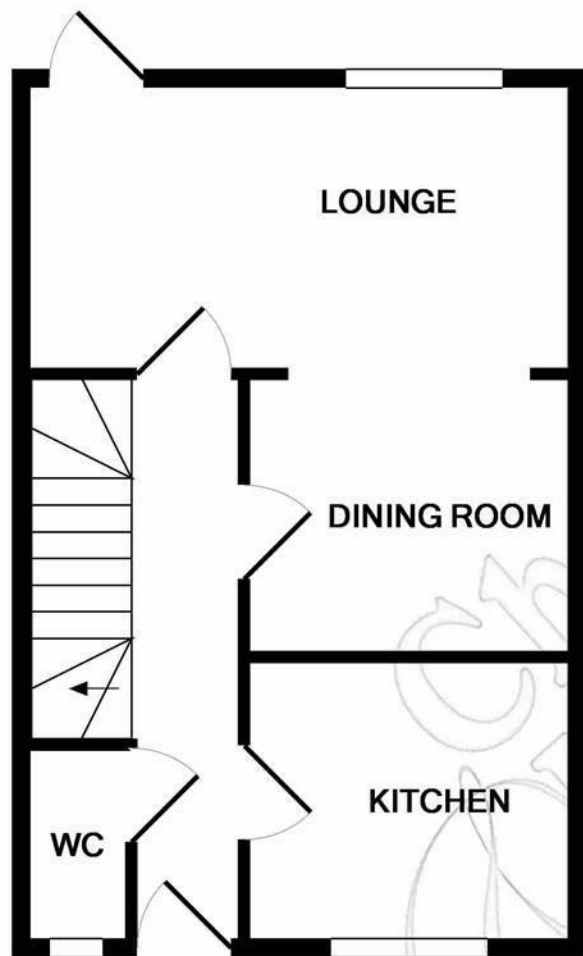
Frontage

Driveway providing ample off road parking, outside tap.

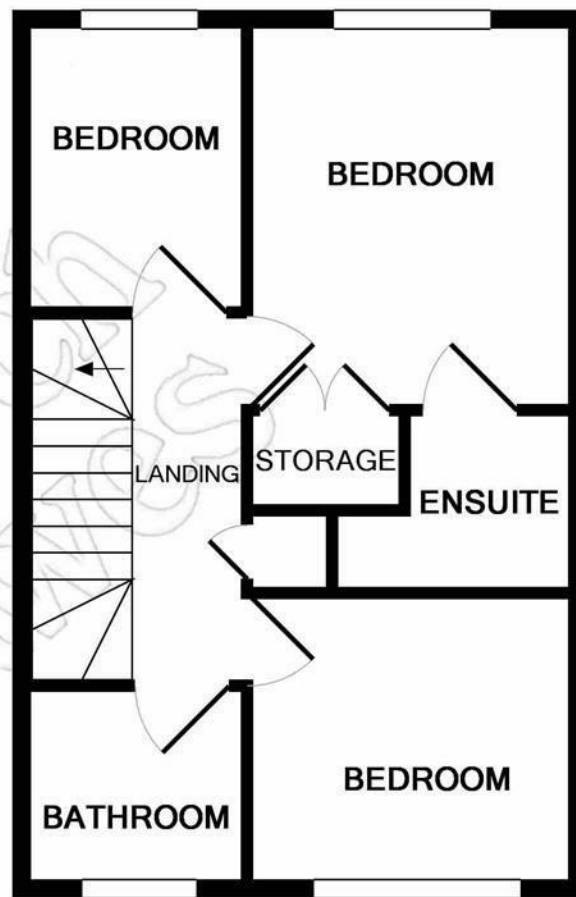
Agents Notes

These particulars do not constitute any part of an offer or 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 him/herself 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.



GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan 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 ©2020



