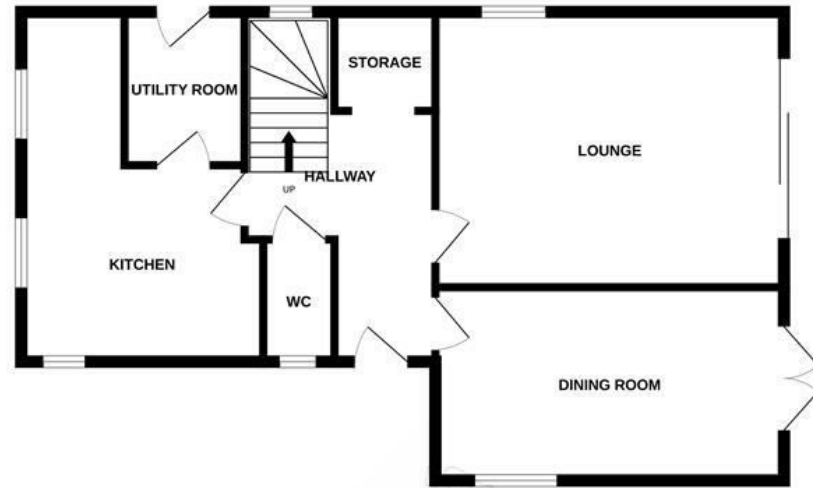
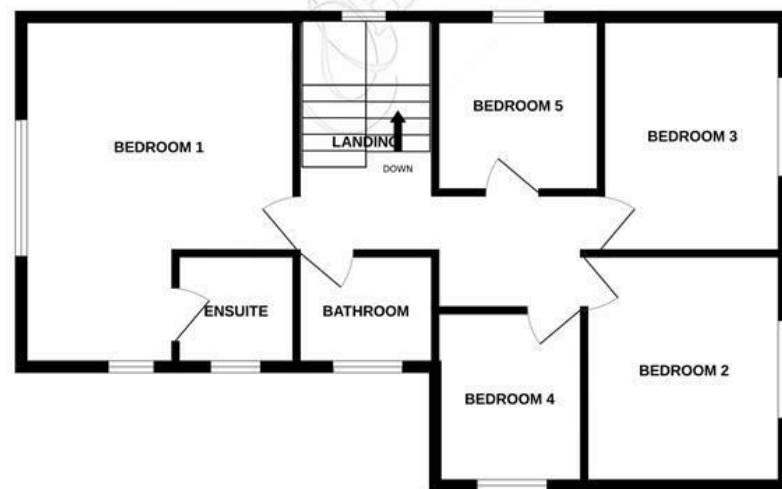


GROUND FLOOR



1ST FLOOR



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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Church & Hawes

Est. 1977

Estate Agents, Valuers, Letting & Management Agents



21 Anson Close, South Woodham Ferrers, CM3 5YJ

Presented to an excellent standard, this five bedroom detached house is the perfect family home. The owners have invested lots of time and money into this property from the modern kitchen/breakfast room, the essential ground floor WC, the cosy lounge overlooking the southerly facing garden to the sociable and inviting dining room. The first floor accommodates an inviting master bedroom with modern ensuite shower room with a remaining four good size bedrooms and contemporary family bathroom. To the exterior of the garden is access to the double garage with eave storage. Viewing of this property comes highly recommended.

Tenure: Freehold - Council Tax Band: E - EPC Rating: D

£525,000

Accommodation

GROUND FLOOR

Hallway

Ground Floor WC

Lounge: 16'6 x 13'1 (5.03m x 3.99m)

Kitchen/Breakfast Room: 16'7 x 11'6 max (5.05m x 3.51m max)

Dining Room: 16'7 x 9'2 (5.05m x 2.79m)

FIRST FLOOR

Landing

Bedroom One: 16'6 x 13'4 (5.03m x 4.06m)

Ensuite Shower Room

Bedroom Two: 12' x 8'5 (3.66m x 2.57m)

Bedroom Three: 10'4 x 9' (3.15m x 2.74m)

Bedroom Four: 11' x 8'9 (3.35m x 2.67m)

Bedroom Five: 8'4 x 7'3 (2.54m x 2.21m)

Family Bathroom

EXTERIOR

Southerly Facing Rear Garden

Detached Double Garage

AGENTS NOTE:

The housing market in South Woodham Ferrers is an attractive option for those looking to purchase a home. Located on the River Crouch, this charming town offers a variety of amenities and attractions that make it an ideal place to live. With its close proximity to London, there are plenty of job opportunities available as well as easy access to public transportation links. The housing market in South Woodham Ferrers is diverse with properties ranging from quaint cottages and traditional terraced houses through modern apartments and luxury homes; there's something for everyone here!

Property prices have been steadily rising over the

past few years due mainly to demand outstripping supply; however, they remain relatively affordable compared with other areas within Essex or East Anglia.

Overall, South Woodham Ferrers provides prospective homeowners with great value for money when it comes to purchasing property in this area – whether you're looking for your first home or wanting somewhere more luxurious! With its excellent transport links into London coupled with all of the local amenities on offer nearby - not forgetting some stunning scenery along riverbank walks - living here could be just what you need if you're searching for your perfect new abode!

We have not tested any apparatus, equipment, fittings or services and so cannot verify that they are in working order, nor have we made any of the relevant enquires with the local authorities pertaining to planning permission and building regulations. The buyer is advised to obtain verification from their solicitor or Surveyor.

VIEWING - By appointment with the Vendor's Agents CHURCH & HAWES 01245 329429

WE ARE OPEN - Monday to Friday 9am-6pm - Saturday 9am-5pm.

- Five bedroom detached house
- En-suite bathroom for the master bedroom
- Essential ground floor cloakroom
- Shaker style kitchen/breakfast room
- Utility room
- Separate dining room
- French doors overlooking the southerly-facing rear garden
- Double garage
- Close to shops, playing fields and primary school
- Tenure: Freehold - Council Tax Band: E - EPC Rating: D

