



Belmont Avenue, Wickford

£575,000

- Kitchen 12'6 x 11'
- Lounge/Diner 19'8 x 18'4
- Ground Floor Bedroom 10'10 x 10'2
- 45ft Garden to Rear
- No Onward Chain
- Utility Room 6'2 x 6'
- Ground Floor Bathroom & Cloakroom
- 2 First Floor Bedrooms
- Large Detached Garage & Driveway
- Basildon Council Tax Band D

SPACIOUS 3 BEDROOM SEMI DETACHED CHALET WITH WIDE GARDEN AND LARGE GARAGE. EXTENDED AND MUCH IMPROVED WITH 19'8 x 18'4 LOUNGE/DINER, REFITTED KITCHEN AND UPDATED BATHROOM WITH 4 PIECE SUITE. CLOAKROOM. MODERNISED THROUGHOUT. NO ONWARD CHAIN. Situated on the London Road side of Wickford is this extended and deceptively spacious 3 bedroom semi-detached chalet. The property has been extended and modernised throughout and provides generous accommodation including large Lounge/Diner 19'8 x 18'4, refitted Kitchen 12'6 x 11', large 4 piece ground floor Bathroom, additional Utility Room and Cloakroom with wide rear garden and recently built large detached garage and wide drive to front. Basildon Council Tax Band D



Council Tax Band: D



Double glazed door to:

ENTRANCE HALL

Radiator (untested).
Coved ceiling.
Downlighters to ceiling.
New electric fuse board (untested).

BEDROOM 1

10'10 x 10'2 (+ w/robes)
Double glazed window to front. Radiator (untested).
Coved ceiling. Mirror fronted wardrobe cupboards.

LARGE REFITTED BATHROOM

9'2 x 9 (max)
Double glazed opaque window to side. Suite comprising of low level WC, wash hand basin, panel enclosed bath unit and shower cubicle.
Downlighters to ceiling.
Tiling to floor and surround. Radiator/rail (untested).

REFITTED KITCHEN

12'6 x 11'
Double glazed window to front. Range of refitted high gloss base and wall mounted units providing Granite work tops extending to incorporate inset sink unit. Tiled surround. Ceramic tiling to floor. Radiator (untested). Coved ceiling.
Downlighters to ceiling.
Integrated appliances

(untested). Built in double oven, induction hob and extractor fan (all untested). Built in larder cupboard.

UTILITY ROOM

6'2 x 6'
Double glazed door to side. Additional cupboards with inset sink unit. Space and provision for washing machine, tumble dryer, and fridge freezer. New combi boiler (untested).
Tiling to floor. Mosaic tiling to surround.

ADDITIONAL CLOAKROOM

Suite comprising of low level WC and wash hand basin. Tiling to floor.

SPACIOUS LOUNGE/DINER

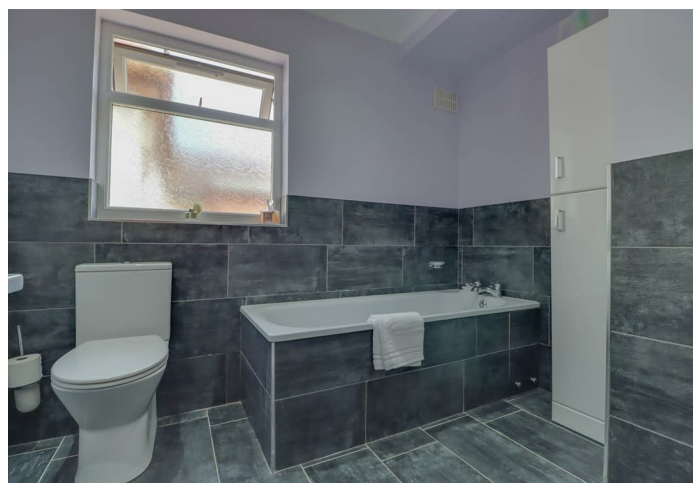
19'8 x 18'4 (max)
Double glazed windows to side and rear. 2 Skylights. Double glazed Bi-folding doors to rear garden. 3 radiators (untested).
Under stairs cupboard.
Coved ceiling. Built in storage cupboard.

FIRST FLOOR LANDING

Doors to:

BEDROOM 2

14' x 8'8 (max)
Double glazed window to front. Radiator (untested).
2 eaves cupboards/loft space



BEDROOM 3

12'7 x 8'5 (max)

Double glazed window to rear. Radiator (untested). Coved ceiling.

ATTRACTIVE AND WIDE REAR GARDEN

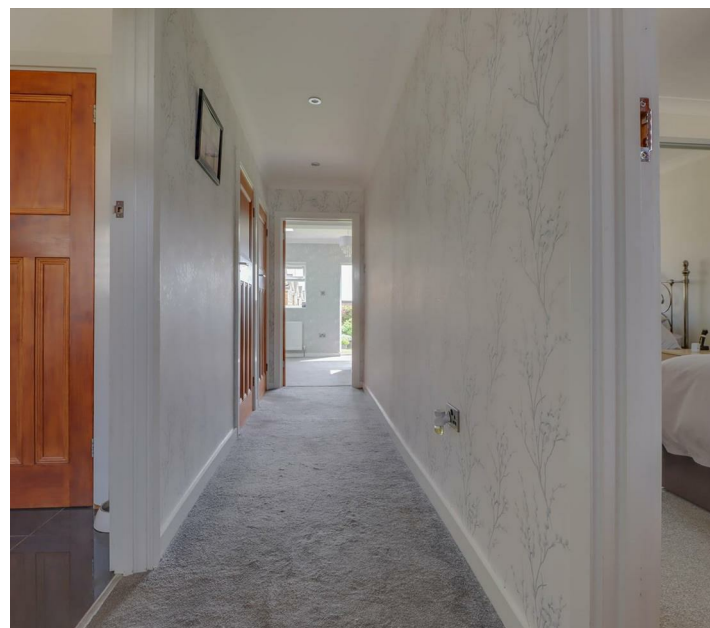
Commencing with Indian sandstone patio to immediate rear with remainder laid to lawn. Fencing to side and rear boundaries. Large patio to side. Shed with power (untested). Access via path and gate to side. Pergola, Greenhouse. Raised vegetable beds.

LARGE DETACHED GARAGE

Power and light connected (untested). Electric roller door to front (untested). Block paved driveway providing off street parking. Log burner.

MODERNISED THROUGHOUT

The property has been modernised throughout.







EPC Rating:

D

| Energy Efficiency Rating | | |
|---|----------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | 86 |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | 67 | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC | |

