



Harold Gardens, Wickford

£375,000

- 2 Double Bedrooms
- Refitted 3 Piece Bathroom Suite
- Low Maintenance Rear Garden
- Garage/Storage 15'4 x 7'1
- Modern Refitted Kitchen with Integrated Appliances
- Living Room 14'3 x 14'
- Off Street Parking
- Popular Runwell Location

DELIGHTFUL AND SPACIOUS SEMI-DETACHED BUNGALOW IN RUNWELL LOCATION. 2 DOUBLE BEDROOMS, 11'9 MODERN KITCHEN. ATTRACTIVE BATHROOM. LOW MAINTENANCE REAR GARDEN. OFF STREET PARKING. Situated in a popular and established Runwell location set within easy access of town is this spacious semi-detached bungalow benefitting from modern refitted kitchen with integrated appliances 11'9and under floor heating (untested), living room 14'3, 2 double bedrooms and attractive refitted bathroom. The property benefits from a low maintenance rear garden, detached garage/storage with shared driveway. Basildon Council Tax Band C. EPC Rating D.



Council Tax Band: C



Newly fitted double glazed entrance door:

PORCH

Glazed door to:

INNER HALLWAY

Laminate finish to floor. Access to loft via hatch. Cupboard housing updated gas boiler. Doors to:

BEDROOM ONE

12'x 10'9

Double glazed windows to front and side elevations. Radiator. Coved to flat plastered ceiling.

BEDROOM TWO

9'10 x 8'10

Double glazed window to side. Radiator. Coved to flat plastered ceiling.

REFITTED BATHROOM

Opaque double glazed window to front. Three piece suite comprising of low level WC, vanity wash basin and panel enclosed bath unit with glass screen and shower over. Extensive tiling to walls and floor. Heated chrome effect towel rail and extractor fan.

LIVING ROOM

14'3 x 14'

Double glazed window and door to rear garden. Radiator. Coved to flat plastered ceiling. Laminate finish to floor.

REFITTED KITCHEN

11'9 x 10'11 reducing to 8'1

Double glazed window and door to rear. Range of base and wall mounted units providing drawer and cupboard space with work top surface extending to incorporate inset sink unit with cupboard beneath. Built in eye level oven and induction hob with extractor over. Tiling to splashback. Integrated fridge/freezer, wine fridge, dishwasher and washer/dryer. Radiator. Tiling to floor with underfloor heating.

REAR GARDEN

Commencing with paved patio area with the remainder being artificial lawn. Sleepers to borders with laurels. External hot and cold taps. Shed.

GARAGE/SHED

15'4 x 7'1

Access to side. Double doors to front. Power points in both.

SHARED DRIVEWAY

Off street parking to front with shared access to rear garden.

AGENTS NOTE DISCLAIMER

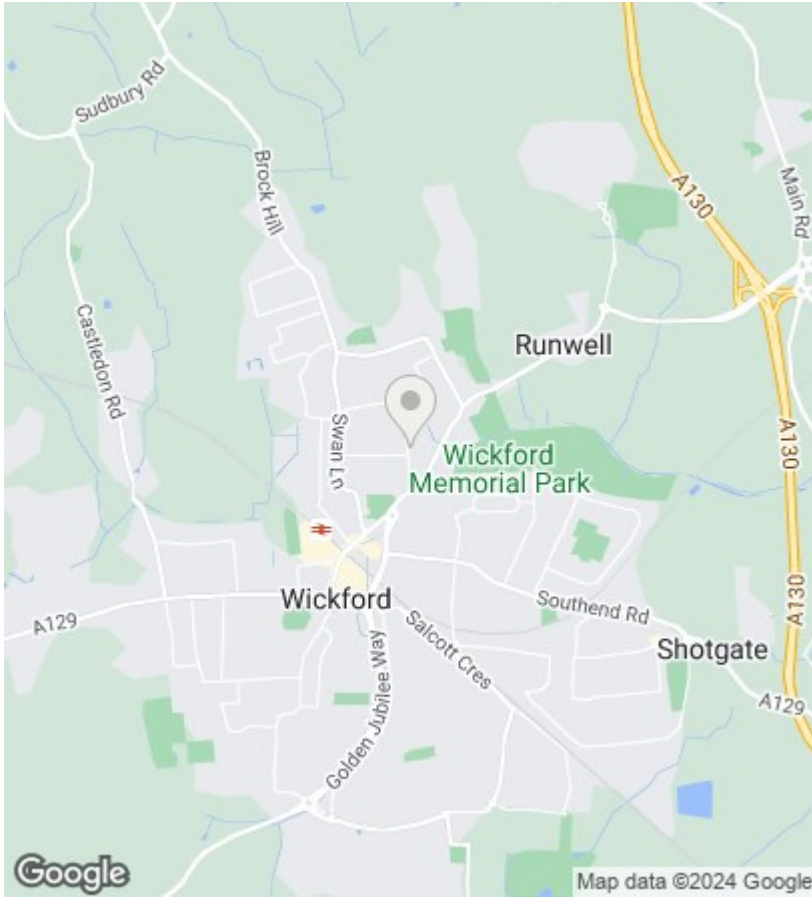
Please note that any appliances, fixtures, fittings or heating systems have not been tested by



the agent and we have relied on information supplied by the seller to prepare these details. Interested applicants are advised to make there own enquiries about the functionality.





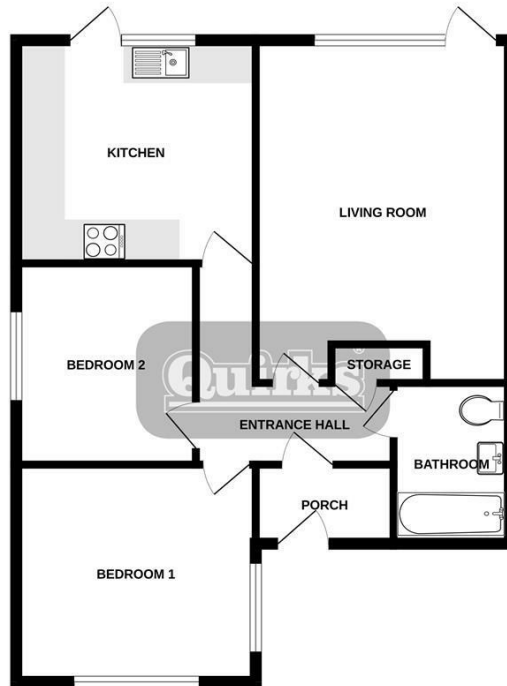


EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		87
(81-91) B		
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

GROUND FLOOR



This floor plan is for illustrative purposes only. All representations including measurements, doors, windows and fixtures are approximate and NOT to scale. The total floor area includes all floor space associated with the property including garages and outbuildings as approved. No appliances or services have been listed. Meritex ©2017. Made with Meritex C2024.