



## Little Oak Mews, Wickford

£475,000

- Lounge 17'7 x 11'3
- Conservatory
- En-suite & Bathroom
- Carport + Drive to front
- Kitchen 12'5 x 8'7
- 3 Bedrooms
- Garden to Rear

Spacious 3 BEDROOM DETACHED BUNGALOW. GARDEN TO REAR. CARPORT TO REAR. 17'7 LOUNGE. 12'5 KITCHEN. DRIVEWAY TO FRONT. NO ONWARD CHAIN. Situated within walking distance of Wickford Town Centre and mainline station is this 3 bedroom detached bungalow benefitting from accommodation including lounge 17'7 x 11'3, kitchen 12'5 x 8'7, conservatory, 3 bedrooms, en-suite shower room and bathroom. The property's specification includes double glazed windows and gas fired radiator heating (untested) garden to rear and carport to side. Additional driveway to front. The property benefits from no onward chain.



Council Tax Band: D





Double glazed entrance door to:

#### ENTRANCE HALL

Doors off to:

#### LOUNGE

17'7 x 11'4

Double glazed French doors with side windows to rear and garden. Feature fire place with raised hearth and surround.

#### BATHROOM

7'8 x 5'7

Double glazed opaque window. Suite comprising of low level WC, pedestal wash basin and panel bath. Part tiling to walls.

#### BEDROOM ONE

12'4 x 11'3

Double glazed window to front.

#### EN-SUITE

7'8 x 6'10

Double glazed opaque window. Suite comprising low level WC, pedestal wash basin and shower cubicle. Part tiling to walls.

#### BEDROOM TWO

12'6 x 10'4

Double glazed window.

#### BEDROOM THREE

9' x 9'

Double glazed window.

#### FITTED KITCHEN

12'5 x 8'7

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 oven, hob and extractor fan (all untested). Space for appliances. Double glazed door and window to:

#### CONSERVATORY

Double glazed windows to rear and sides. Double glazed door to garden.

#### GARDEN TO REAR

The property benefits from compact garden to rear with lawn area and flower beds.

#### CARPORT

The property benefits from carport providing parking.

#### ADDITIONAL DRIVE TO FRONT





EPC Rating:  
D

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