

Broadway , Silver End, Witham CM8 3RD

welcome to

Broadway, Silver End, Witham

** GUIDE PRICE £290,000 - £300,000 ** A spacious and well-positioned three-bedroom end-of-terrace home in the heart of Silver End, Offering side & rear garden, plus off-street parking,













Hallway

Obscure double glazed window to front aspect. Stairs to first floor. Radiator.

Kitchen

11' 4" x 5' 9" (3.45m x 1.75m)

Double glazed window to front aspect. Range of matching base and eye level units with work surface over incorporating a one and a half stainless steel sink drainer with hot and cold mixer taps. Integrated oven with four ring induction hob and overhead extractor fan. Space for fridge freezer. Plumbing and space for washing machine. Cupboard housing boiler.

Lounge

13' 7" x 11' 8" (4.14m x 3.56m)

Double glazed sliding patio doors to Conservatory. Radiator.

Dining Room

11' x 9' 1" (3.35m x 2.77m)

Double glazed window to front aspect. Radiator.

Conservatory

18' x 5' 4" (5.49m x 1.63m)

Double glazed windows all around. Double glazed door to rear garden.

Landing

Loft access

Bedroom One

9' 5" x 8' 5" (2.87m x 2.57m)

Double glazed window to rear aspect. Radiator. Door leading to:-

En-Suite

Obscure double glazed window to front aspect. Shower cubicle. Hand wash basin. Low level WC.

Bedroom Two

9' 3" x 8' 5" (2.82m x 2.57m)

Two double glazed windows to front aspect. Built in wardrobe. Radiator.

Bedroom Three

11' 9" x 8' 3" + recess (3.58m x 2.51m + recess)
Double glazed window to rear aspect. Radiator.

Bathroom

Obscure double glazed window to side aspect. Side panel bath with overhead shower. Vanity hand wash basin. Low level WC.

Exterior

Rear garden is mainly laid to lawn. Enclosed by panel fencing. Shed.

Parking

Driveway providing off street parking.





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Broadway, Silver End Witham

- Three Bedroom End of Terraced House
- En-Suite to Master
- Conservatory
- Desirable Village Location
- Good Transport Links

Tenure: Freehold EPC Rating: C

Council Tax Band: C

guide price

£290,000 - £300,000





First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspections(s). Powered by www.focalagent.







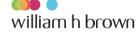
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Property Ref: BTR109827 - 0004 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.





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