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DAVID MARTIN
GROUP

Spring Road
Tiptree, CO5 0BD

Guide Price £450,000 - £475,000

EPC Rating 'D'

- Detached Bungalow
- Garage & Ample Off Road Parking
- Village Location
- NO ONWARD CHAIN





Property Description

David Martin Estate Agents are delighted to offer for sale this detached bungalow situated on a highly desirable road in the popular village of Tiptree with its excellent range of shops, schools and local amenities. The property consists of a welcoming entrance hall, spacious lounge with double doors to the rear garden, kitchen/breakfast room with large breakfast bar, two double bedrooms and a family bathroom. Externally the property benefits from a block paved driveway providing off road parking for several vehicles, a garage and a good sized enclosed rear garden. The property is being sold CHAIN FREE and we highly recommend a viewing to really appreciate all it has to offer.



ENTRANCE HALL

Enter the property via a part glazed entrance door to front aspect, radiator, laminate flooring, built in storage cupboard, loft access.

LOUNGE/DINER

18' 00" x 14' 11" (5.49m x 4.55m) Window and double doors to rear garden, two radiators, laminate flooring.

KITCHEN/BREAKFAST ROOM

11' 06" x 11' 10" (3.51m x 3.61m) Comprehensively fitted with a range of wall and base units incorporating a one and half sink with drainer and mixer tap, tiled splash back, four ring gas hob with extractor over, double eye level oven, space for fridge/freezer and dishwasher, breakfast bar with storage beneath, radiator, spotlights, window and door to rear.



BEDROOM ONE

14' 11" x 12' 11" (4.55m x 3.94m) Windows to sides and front, feature fireplace, radiator.

BEDROOM TWO

12' 08" x 9' 05" (3.86m x 2.87m) Window to front, radiator, built in wardrobes.

FAMILY BATHROOM

Window to side, panel enclosed bath, shower cubical, wash hand basin, low level W.C, radiator, airing cupboard.





OUTSIDE

FRONT

Front Garden laid to lawn, block paved driveway providing off road parking for several vehicles, side access to rear garden.

GARAGE

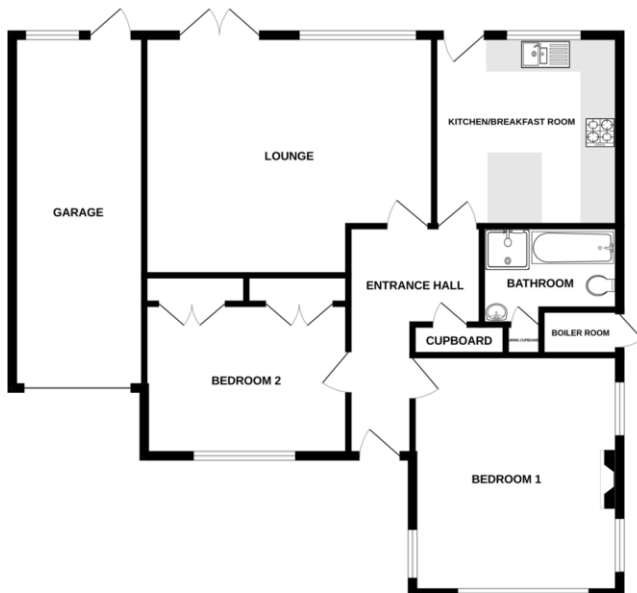
21' 10" x 8' 02" (6.65m x 2.49m) Up and over door, power and light connected, window and door to rear garden.

REAR GARDEN

Generous size enclosed rear garden with raised decked seating area to the rear of the property, rest mainly laid to lawn with shrub and tree borders, shed and greenhouse to remain, outside boiler room with wall mounted gas fired boiler and plumbing for washing machine.



1058 sq.ft. (98.3 sq.m.) approx.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.