

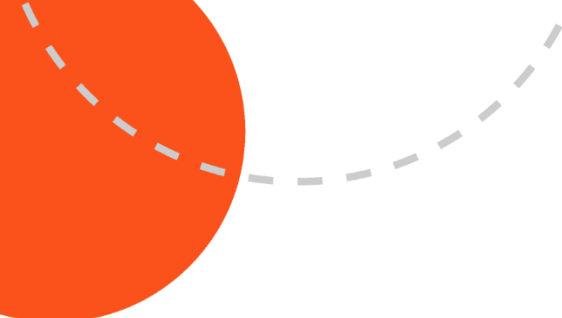


Fernwood, Hadleigh, Essex, SS7 2LT

2 bedroom semi detached bungalow / £375,000 / t. 01702 555888

amos





Tucked away within this highly desirable cul-de-sac, situated directly off of Poors Lane, is this well presented **two bedroom** semi detached bungalow. The property offers a generous conservatory/reception room, separate dining room, well fitted kitchen and modern shower room.

Outside, the property continues to impress with a beautiful west facing rear garden measuring approximately 90ft in depth, together with a garage/storage facility and off street parking to the front.

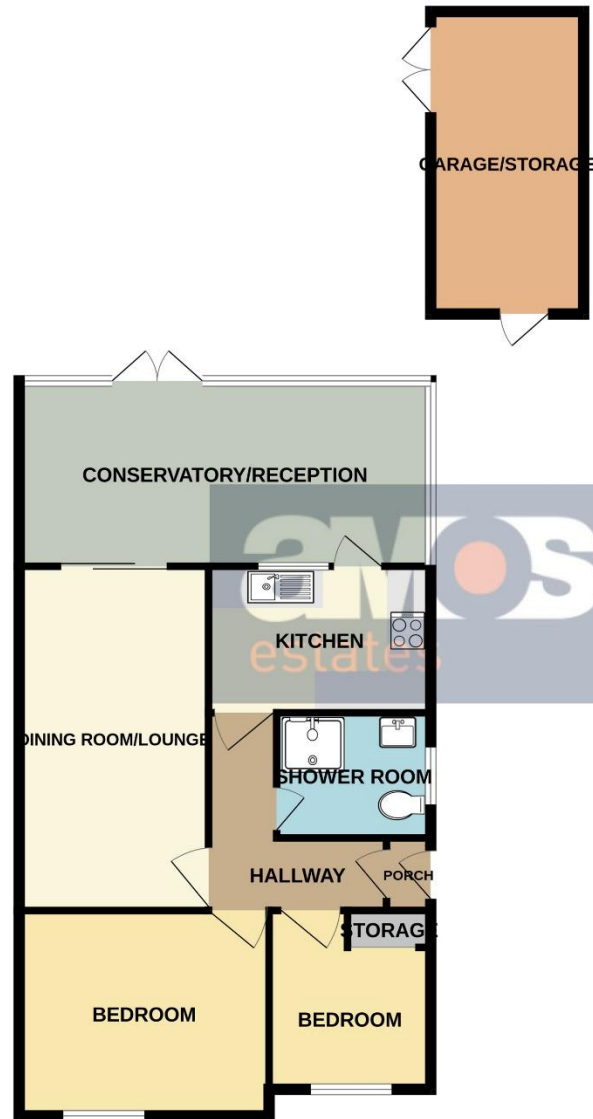
Located in this quiet and peaceful turning, the bungalow is just a short stroll from local woodland, John Burrows Playing Fields and Hadleigh Town Centre with its excellent selection of shops, supermarkets, cafés and amenities. Leigh-on-Sea and convenient transport links are also within easy reach. Excellent local schools can also be found nearby, the property being within the Hadleigh Infant/Junior school catchments.

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Highlights

- \ **Well Presented Two Bedroom Semi Detached Bungalow**
- \ **Spacious Conservatory/Reception Room**
- \ **Dining Room**
- \ **Well Fitted Kitchen**
- \ **Modern Shower Room**
- \ **West Facing Rear Garden Measuring Approx. 90ft**
- \ **Garage/Storage Facility**
- \ **Off Street Parking**
- \ **Quiet Cul De Sac**
- \ **Walking Distance To Hadleigh Town, Local Woods & John Burrows Park**
- \ **Excellent School Catchments**
- \ **Scope To Extend (subject to the necessary consent)**
- \ **EPC Rating – D**
- \ **Council Tax Band - C**

uPVC double glazed entrance door to entrance porch.

**Entrance Porch **

Further uPVC double glazed entrance door to entrance hall.

**Entrance Hall **

Laminate flooring, radiator, loft access hatch with dropdown ladder, thermostat control, doors to accommodation off.

**Dining Room/Lounge 13'11 x 9'11 **

Laminate flooring, radiator, power points, coved ceiling, feature fireplace, uPVC double glazed sliding patio doors leading to conservatory/lounge.

**Conservatory/Reception Room 18'9 x 9'7 **

uPVC double glazed window to side and rear, laminate flooring, uPVC double glazed French doors leading to rear garden, power points, smooth plastered ceiling with inset spotlights, door to and from kitchen.

**Kitchen 8'9 x 6'7 **

Well fitted kitchen comprising stainless steel sink and drainer unit inset into a range of roll edge worktops with cupboards and drawers beneath and matching eye level units, space and plumbing for a washing machine, integrated Neff oven with Neff induction hob above, further appliance space, tiled splashbacks, laminate flooring, uPVC double glazed window to rear, smooth plastered ceiling, cupboard housing combination boiler.

**Bedroom One 13'1 x 9'11 **

uPVC double glazed window to front, laminate flooring, radiator power points, fitted wardrobes.



**Bedroom Two 8'9 x 7'4 **

uPVC double glazed window to front, fitted carpet, radiator, power points, storage facility.

**Shower Room 5'9 x 5'5 **

Luxury three piece suite comprising shower cubicle with drench style shower head above and separate handheld attachment, vanity wash basin with chrome mixer tap and storage below, push button WC, partly tiled walls, uPVC obscure double glazed window to side, extractor, smooth plastered ceiling, heated towel radiator.

**Rear Garden **

The property benefits from a secluded west facing rear garden measuring approximately 90ft in depth, commencing with large expanse of decking providing outside seating facility whilst the remainder is laid to established lawn, green house to far rear, fencing to borders, side access to front via timber gate, outside tap, access to:

**Garage/Storage Facility 17'10 x 8'4 **

Converted garage having power and light connected, double glazed French doors to and from garden, further double glazed door leading to front.

**Front Garden **

Block paved driveway providing off street parking with shared driveway adjacent.





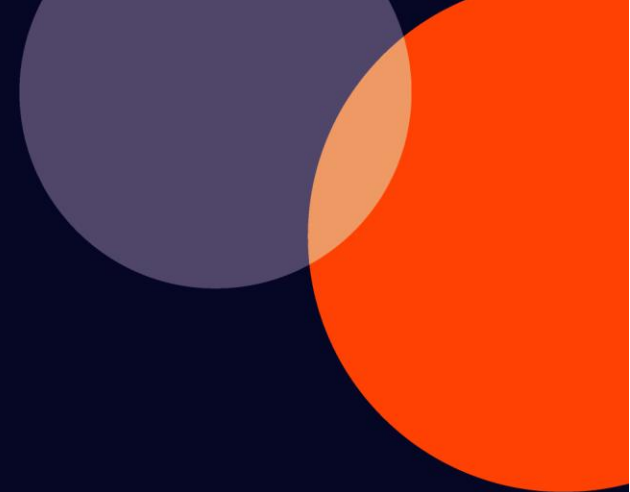
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