



**Epping Way, Witham CM8 1NQ**

welcome to

## Epping Way, Witham

CONVENIENTLY LOCATED within reach of a wealth of amenities including SCHOOLS, LEISURE CENTRE AND TRAIN STATION is this modern mid-terrace home with SOUTHWEST FACING GARDEN as well as GARAGE AND DRIVEWAY.



**Entrance**

UPVC part glazed door to :-

**Hall**

Doors to :-

**Kitchen**

8' 6" x 7' 9" ( 2.59m x 2.36m )

Double glazed UPVC window to front, modern fitted kitchen comprising sink and drainer set in roll top surfaces with range of eye and base level units, space for appliances.

**Lounge**

15' 5" x 11' 9" ( 4.70m x 3.58m )

Double glazed UPVC window and door to rear opening to the garden, stairs rising to first floor, radiator.

**First Floor****Landing**

Doors to :-

**Bedroom One**

11' 11" x 11' 9" max ( 3.63m x 3.58m max )

Double glazed UPVC window to rear overlooking the garden, loft access, radiator.

**Bedroom Two**

12' 1" x 5' 8" ( 3.68m x 1.73m )

Double glazed UPVC window to front, radiator.

**Bathroom**

Double glazed UPVC window to front, modern white suite comprising panel bath with shower over, low level WC and pedestal basin, part tiled walls, chrome heated towel rail.

**Outside****Front**

Paved front garden retained by low brick wall. Driveway at end of terrace providing off road parking leading to the garage.

**Rear Garden**

Southwest facing, enclosed by panel fence and predominantly laid to lawn with patio seating area and shed to remain.

**Garage**

Single garage with up and over door.



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## Epping Way, Witham

- Garage & Driveway
- Chain Free
- Close to Amenities
- Southwest Facing Garden
- Modern Home

Tenure: Freehold EPC Rating: C

Council Tax Band: C

**£290,000**



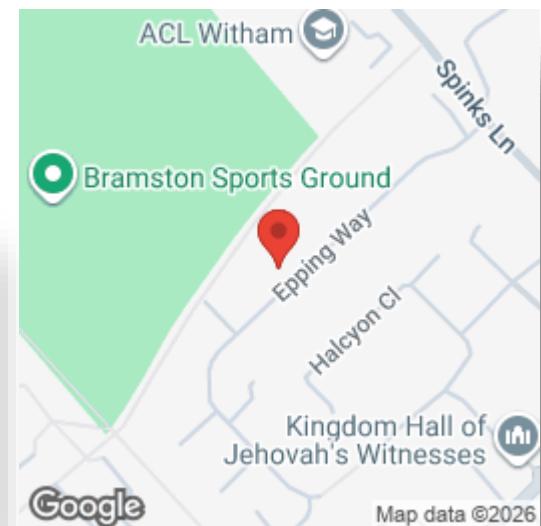
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Property Ref:  
MLN104679 - 0003

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Please note the marker reflects the postcode not the actual property



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