



92 Norsey View Drive, Billericay, Essex, CM12 0QU

Offers In Excess Of £550,000

- NORTH BILLERICAY LOCATION
- 65FT SECLUDED REAR GARDEN
- THREE SPACIOUS BEDROOMS
- NEARBY SCHOOLS & SHOPS
- 17FT ENTRANCE HALLWAY
- MODERN GAS BOILER (3 YEARS OLD)
- SEMI-DETACHED BUNGALOW
- REFITTED BATHROOM & SHOWER ROOM
- OPEN PLAN KITCHEN / LIVING
- OWN DRIVEWAY

Rarely Available and recently refurbished semi-detached bungalow in much favoured North Billericay location, within walking distance of Buttsbury and Mayflower schools, convenience shops and Stock Brook Manor Country Club. This property is positioned in a quiet section of Norsey View Drive, once inside the 17ft long entrance hall, doors lead to three spacious bedrooms, all with double glazed windows, bedroom one to the front aspect and benefitting from fitted wardrobes. A refitted bathroom and additional shower room, finished to a very contemporary style with high quality fittings, fully tiled walls and underfloor heating. The open plan kitchen/living room/ diner has double glazed French doors leading onto the rear garden, with an additional window to the rear and lantern roof, having been refitted with modern and contemporary eye and base level units with quartz work surfaces over incorporation one and a half bowl sink unit with mixer tap, AEG electric oven and induction hob with extractor fan over, integrated dishwasher, fridge and freezer. Also benefitting from a utility room with door to side and spaces for washing machine and tumble dryer, work surface and cupboard housing meters. Externally the property has a gravel driveway to front providing off road parking for two vehicles. The secluded rear garden measures approximately 65ft in depth (19.8 metres) commencing with a composite decking area with lawn beyond and established tree and shrubs to the borders, there is concrete hard standing to the rear boundary for a shed or outbuilding.

 3  2  1  D

Council Tax Band: D



ENTRANCE HALL

17'3" x 5'10"

BEDROOM ONE

10'4" x 8'9"

BEDROOM TWO

12'1" x 7'9"

BEDROOM THREE

11'9" x 7'5"

LOUNGE / KITCHEN / DINER

25'11" x 18'9"

BATHROOM

7'10" x 5'6"

SHOWER ROOM

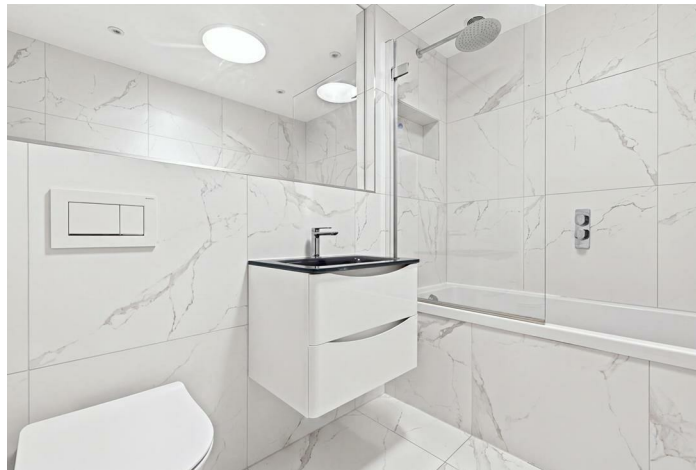
5'11" x 4'5"

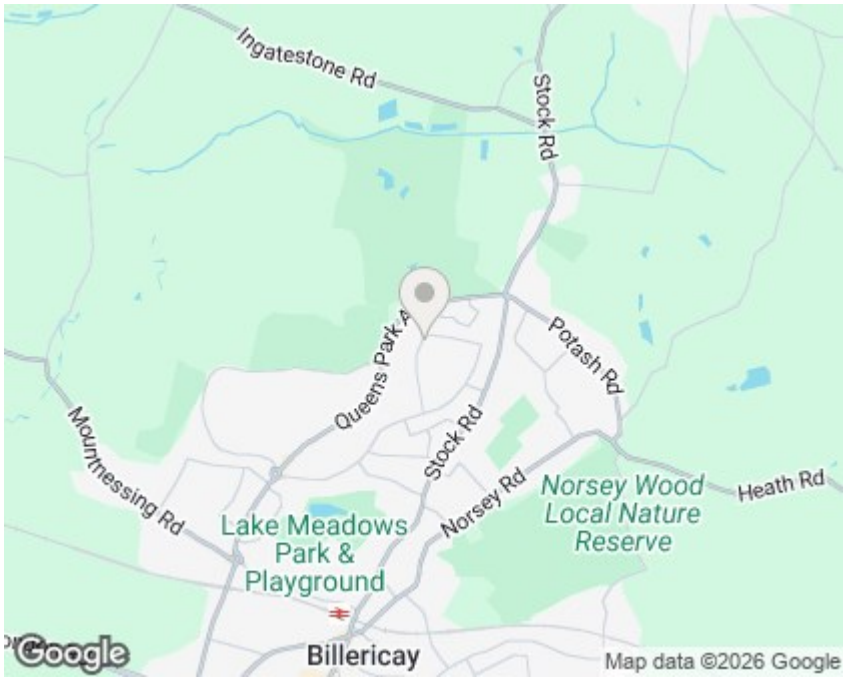
UTILITY ROOM

7'7" x 4'6"

65FT REAR GARDEN

OWN DRIVEWAY





Viewings

Viewings by arrangement only. Call 01277 626 541 to make an appointment.

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	63	85
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

Floor Plan Drawn According To RICS Guidelines
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