

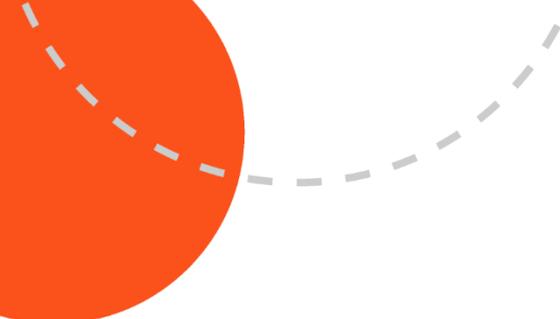


65 Admiral Crescent, Hullbridge, Essex, SS5 6FS

Two Bedroom Semi-Detached House / Price: £395,000 / Tel: 01702 207720





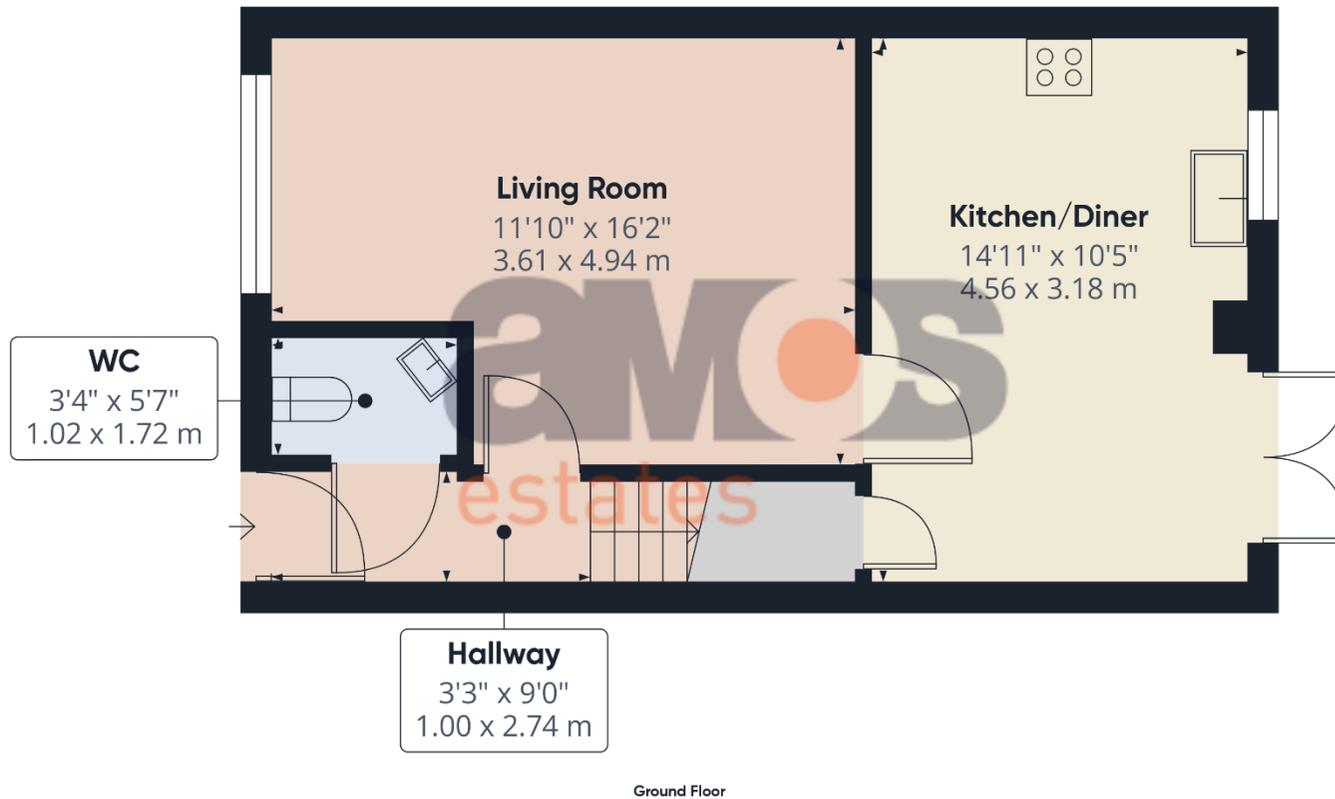


Take a look at this modern and well-presented **two double bedroom** semi-detached property offering stylish and comfortable living throughout. Upon entering the property, doors lead to the main living spaces. To the front, you'll find a bright and spacious living room, perfect for relaxing or entertaining guests. To the rear, there is a contemporary fitted kitchen featuring integrated appliances and ample space for a dining table, creating a fantastic sociable kitchen/diner. The kitchen also provides direct access to the rear garden. Completing the ground floor is a convenient cloakroom. Upstairs, the property boasts two generously sized double bedrooms. Bedroom one benefits from its own en-suite shower room, while a modern family bathroom serves the second bedroom. Externally, the rear garden is a good size and designed for low maintenance. To the front, there is two parking spaces for vehicles. Early viewing is highly recommended to fully appreciate all this lovely home has to offer.

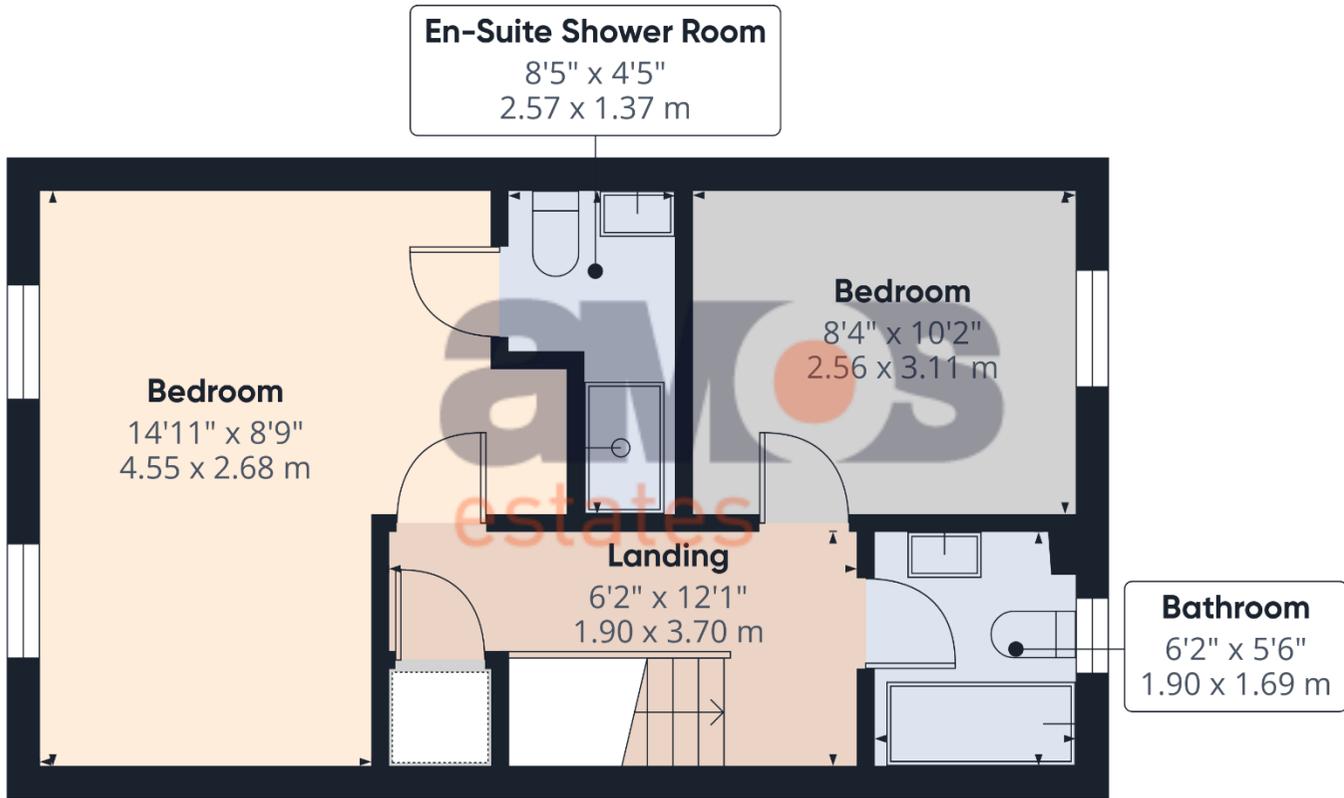
The property is ideally positioned just a short walk from the picturesque River Crouch, offering scenic walking routes and waterside views. Riverside Primary School and the village shopping area are also within easy reach. Train stations serving both Rayleigh and Hockley are approximately a ten-minute drive away, providing excellent transport links. **360' virtual tour available.**

### Find us on



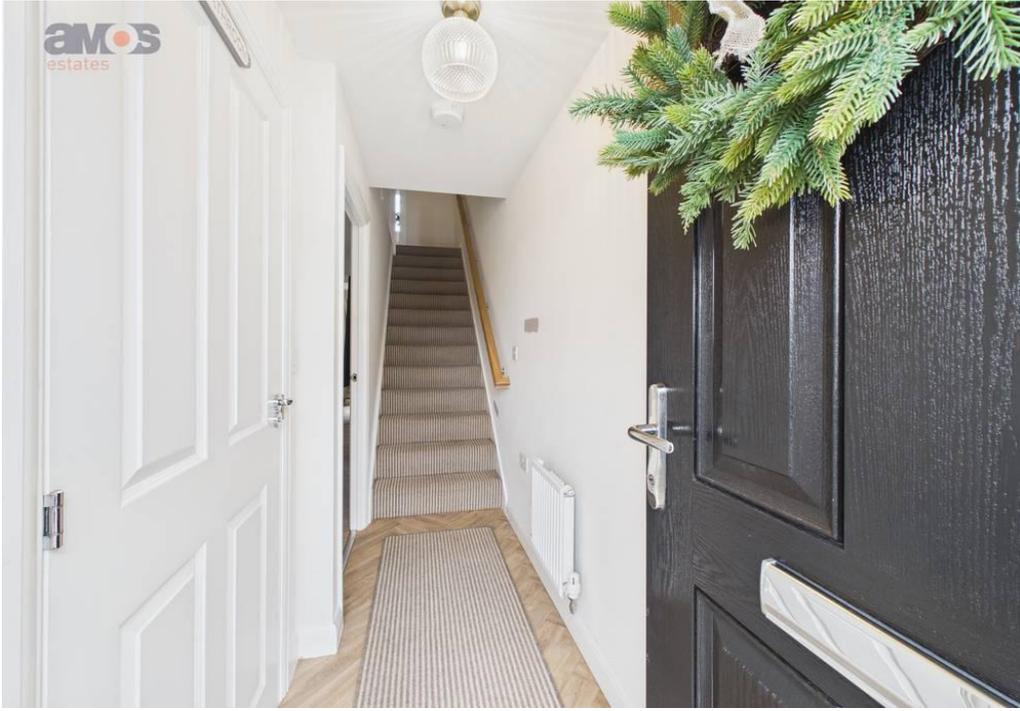


**A space to  
call home.**



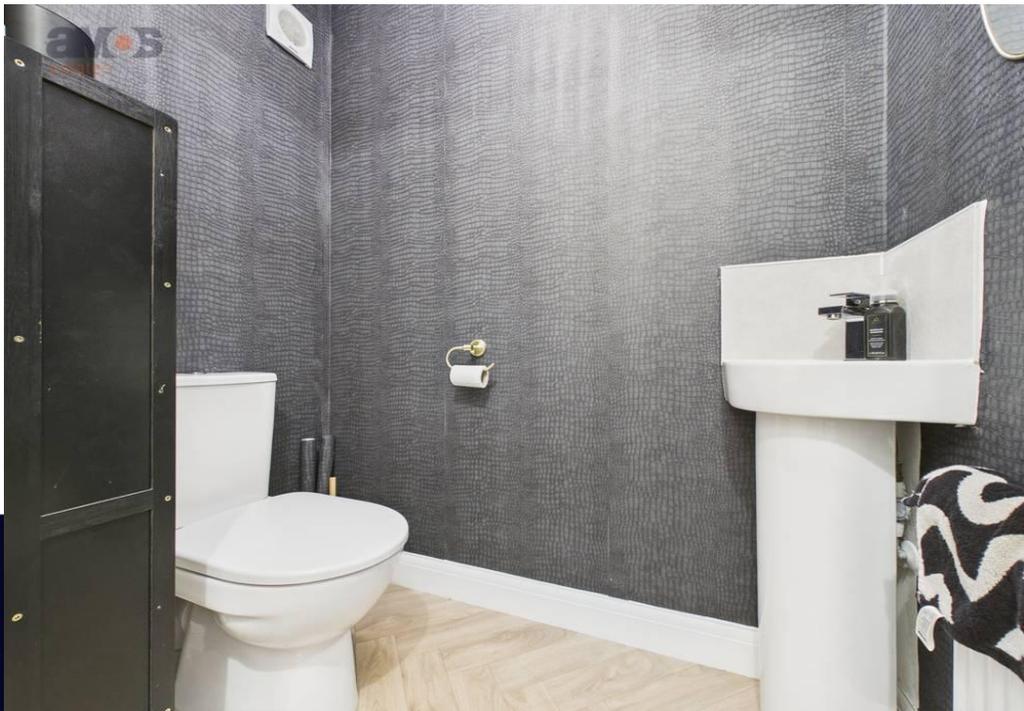
First Floor





## Highlights

- / Modern & Well-Presented Two Double Bedroom Semi-Detached Home
- / Bright & Spacious Living Room
- / Fitted Kitchen/Diner with Integrated Appliances
- / French Doors Opening to Rear Garden
- / Ground Floor Cloakroom
- / En-Suite to Bedroom One
- / Modern Family Bathroom
- / Good Size, Low Maintenance Rear Garden
- / Two Parking Spaces
- / Walking Distance to River Crouch & Riverside Primary School
- / Approx Sq. Ft in Size
- / Council Tax Band: C
- / 360' Virtual Tour



Composite entrance door leading to:

### **Entrance Hall /**

**9'0 x 3'3**

Smooth plastered ceiling, wood effect floor covering, staircase to first floor living accommodation with fitted carpet, radiator, power points, doors leading off:

### **Ground Floor Cloakroom /**

**5'7 x 3'4**

Two piece suite comprising of low level w/c, wall mounted sink unit with mixer tap, smooth plastered ceiling, wood effect floor covering, radiator, extractor fan.

### **Living Room /**

**16'2 x 11'10**

Double glazed window to front aspect, smooth plastered ceiling, wood effect floor covering, radiator, power points, door to:

### **Kitchen/Diner /**

**14'11 x 10'5**

Fitted at both eye and base level in a range of modern units with wood roll working surface over, integrated appliances including fridge/freezer, oven and four ring gas hob with extractor fan above, dishwasher and stainless steel sink unit with mixer tap and drainer, double glazed window to rear aspect and double glazed French doors to rear garden, smooth plastered ceiling, wood effect floor covering, space for dining table, understairs storage cupboard, radiator, power points.



## Galleried Landing /

12'1 x 6'2

Smooth plastered ceiling, fitted carpet, wood balustrade, loft access, storage cupboard, radiator, power points, doors leading off:

## Bedroom One /

14'11 x 8'9

Double glazed windows to front aspect, smooth plastered ceiling, fitted carpet, radiator, power points, door to en-suite shower room.

## En-Suite Shower Room /

10'2 x 8'4

Three piece suite comprising of shower cubicle with fitted shower unit and safety glass bi-fold doors, pedestal hand wash basin with mixer tap, low level w/c, smooth plastered ceiling, wood effect floor covering, radiator.

## Bedroom Two /

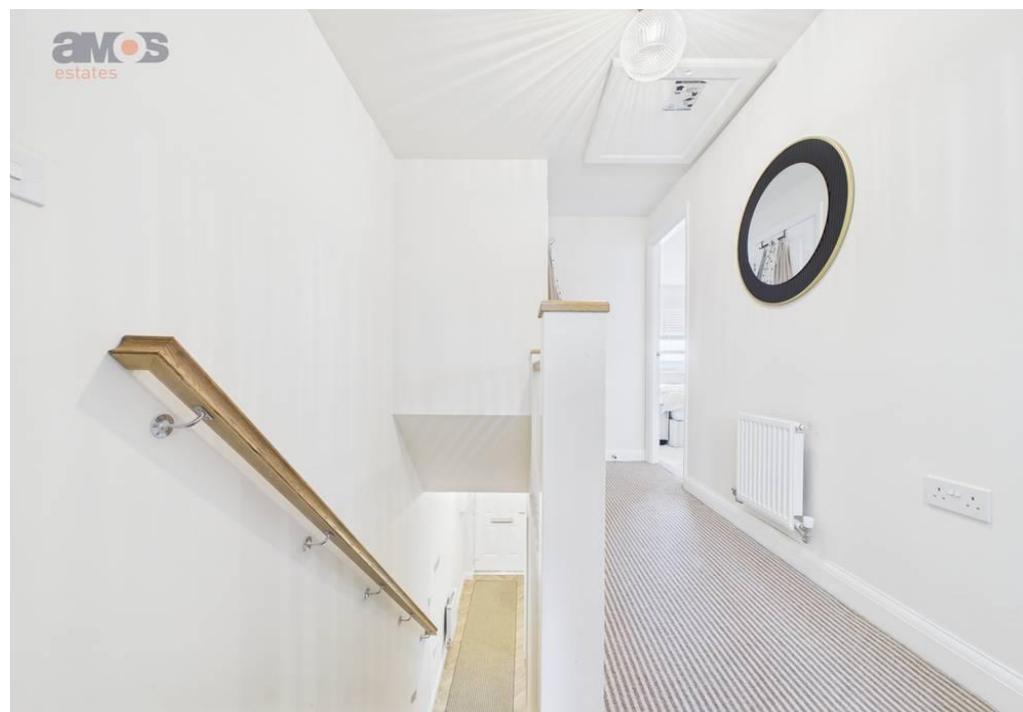
6'2 x 5'6

Double glazed window to rear aspect, smooth plastered ceiling, fitted carpet, radiator, power points.

## Bathroom /

7'0 x 6'9

Three piece suite comprising of integrated bath with mixer tap, pedestal hand wash basin with mixer tap, low level w/c, double glazed window to rear aspect, smooth plastered ceiling, wood effect floor covering, part tiled walls, radiator, extractor fan.





## Rear Garden /

Due to the time of year and our client having a dog we have enhanced the lawn in the image contained within this information, the Sun patio to immediate rear of property with remaining laid to lawn, secure fence boundaries, garden tap, outside light.

## Front Garden /

Two parking spaces.

## EPC Rating /

Current: B

We recommend our customers use our panel of Conveyancers/Solicitors. It is your decision whether you choose to deal with our recommendation, and you are under no obligation to do so. You should know that we may receive a referral fee of £150 to £200 per transaction from them.

Should you arrange a Mortgage through our recommended mortgage advisor, again of which there is no obligation we will receive a commission fee. The amount of commission will depend on the size of the loan and any associated products that you decide to take.

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