01702 411 000
42 Hedingham Place
Rochford, Essex, SS4 1UP

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Princess Gardens, Rochford, SS4 3BJ
£475,000

Horizon Estate Agents are pleased to present this bright and generously proportioned three-bedroom detached bungalow, occupying a desirable corner plot on a highly sought-after road. The accommodation features three well-sized bedrooms, a four-piece family bathroom, and a spacious open-plan lounge, kitchen, and dining area, along with a separate utility room.
The property is further benefitting from beautifully maintained front and rear gardens, a garage, and a private driveway offering off-street parking. There is potential to extend subject to planning permission.
Ideally located close to local schools, shops, and transport links, this home is offered with no onward chain. Internal viewing is essential.

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Entrance Hallway
UPVC double glazed entry door with stained glass picture window,

Bedroom
15'1 x 10'7 (4.60m x 3.23m)
UPVC double glazed window to front aspect, fitted wardrobes, fitted desk and drawers, radiator, power points, carpeted, coved smooth plastered ceiling.

Bedroom
11'8 x 6'7 (3.56m x 2.01m)
UPVC double glazed window to side aspect, radiator, power points, storage cupboard, carpeted, coved textured ceiling.

Bedroom
11'8 x 11'1 (3.56m x 3.38m)
UPVC double glazed sliding doors to rear garden, radiator, power points, carpeted, coved smooth plastered ceiling.

Bathroom
Four piece suite comprising of a panelled bath, shower unit, pedestal wash hand basin, low level W.C, obscured UPVC double glazed windows to rear aspect, radiator, tiled walls, laminate flooring.

Lounge
13'6 x 13'1 (4.11m x 3.99m)
UPVC double glazed sliding door to front aspect, UPVC double glazed windows to side aspect, electric feature fireplace, radiator, carpeted, coved smooth plastered ceiling

Dining Room
13'6 x 7'1 (4.11m x 2.16m)
UPVC double glazed window to side aspect, radiator, power points, carpeted, textured ceiling.

Kitchen
13'6 x 7'2 (4.11m x 2.18m)
Range of eye and base level units with work surfaces over, stainless steel sink drainer unit, integrated oven, four ring gas hob with extractor hood over, space for fridge freezer, space for dishwasher, UPVC double glazed window to rear aspect, power points, tiled flooring, double glazed door leading to:

Utility Room
10'8 x 5'6 (3.25m x 1.68m)
Obscured double glazed door to front aspect, obscured double glazed door to rear garden, space and plumbing for washing machine, space for tumble dryer, space for washing machine, power points, carpeted.

Rear Garden
Paved patio seating area, laid to lawn with tree and shrub borders, shed, summerhouse, decked seating area, side access to the front of the property, rear access, access to garage.

Parking
Garage with up and over door, driveway providing off-street parking.

Front Of Property
Laid to lawn with tree and shrub borders.

Additional Information
Tenure: Freehold
Council: Rochford District Council
Tax Band: E

Agents Note
We recommend our customers use our panel of Conveyancers. It is your decision whether you choose to deal with our panel of Conveyancers but you are under no obligation to do so. You should know that we would receive a referral fee of £150 per transaction from them for recommending you to them.
Should you arrange a Mortgage through our recommended mortgage advisor, 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 insurance products that you decide to take.

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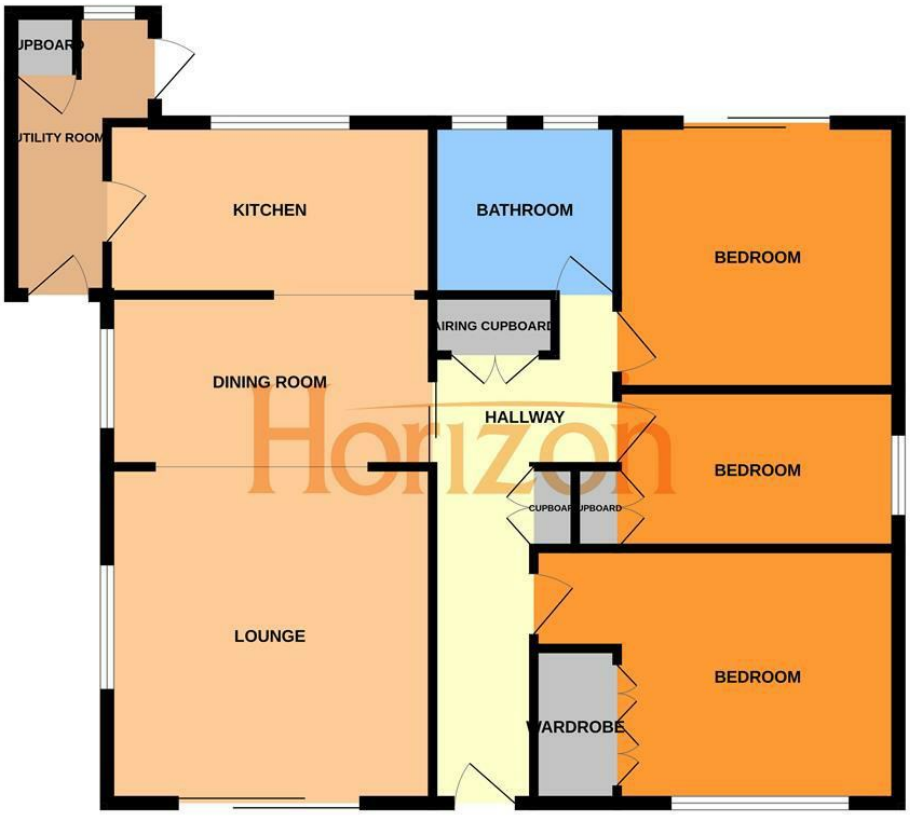
GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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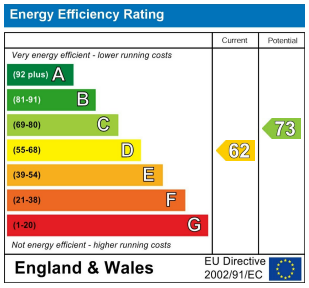

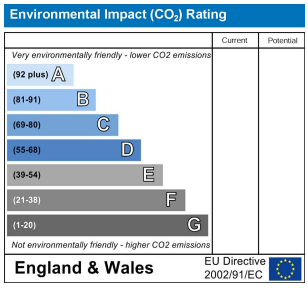

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only and are not precise. Please be advised that some of the particulars may be awaiting vendor approval. If you require clarification or further information on any points, please contact us, especially if you are traveling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller.

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