



Guide Price
£550,000

Freehold

4x  2x  2x 

**Elder Avenue, Wickford,
Essex, SS12**

OVER 60?

Secure this property
for up to **59% less!**

 **DOUGLAS
ALLEN**
Helping you move forwards

Accommodation

GROUND FLOOR

Entrance Hallway

Lounge: 17'10 x 11'7 (5.44m x 3.53m)

Family Room : 19'1 x 8'2 (5.82m x 2.49m)

Dining Area: 9'11 x 8'2 (3.02m x 2.49m)

Kitchen: 10'7 x 10'0 (3.23m x 3.05m)

Utility Room : 9'8 x 3'10 (2.95m x 1.17m)

Garden Room Area: 12'7 x 10'4 (3.84m x 3.15m)

Shower Room

Separate Toilet

FIRST FLOOR

Landing

Bedroom 1: 11'11 x 10'4 (3.63m x 3.15m)

Bedroom 2: 11'11 x 10'1 (3.63m x 3.08m)

Bedroom 3: 10'4 x 10'2 (3.15m x 3.10m)

Bedroom 4: 10'1 x 10'0 (3.08m x 3.05m)

Bathroom

OUTSIDE

Off Street Parking

Rear Garden

Garage

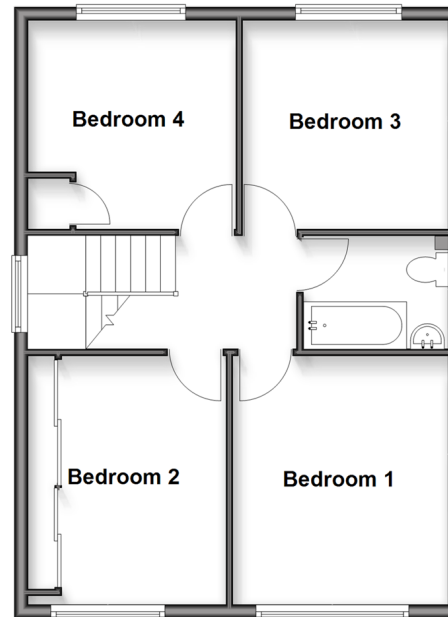
Ground Floor

Approx. 91.9 sq. metres (988.9 sq. feet)



First Floor

Approx. 53.6 sq. metres (577.2 sq. feet)





Main features

- Extended accommodation
- Large frontage providing ample off street parking
- Additional garden room area
- Great position with local schools situated nearby
- A larger than average family home which is excellent for family entertainment



Nearest Schools

Primary Schools: Grange Primary 0.0 miles, North Crescent Primary 0.5 miles, Wickford Junior School 0.6 miles

Secondary Schools: The Bromfords School 0.1 miles,



Transport Information

Train Stations: Wickford 0.7 miles, Battlesbridge 2.6 miles, Basildon 3.4 miles



Address

Elder Avenue, Wickford, Essex, SS12



Directions

For directions to this property please contact us.



Call Wickford Branch 01268 561287 ■ douglasallen.co.uk



- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.

EPC RATING Lightbulb icon 100% scale	CURRENT: D(66)	POTENTIAL: E(31)
	53413144/20251025/RP/AH	