



A substantial four-bedroom family home offering approximately 2,233 sq ft of versatile accommodation, including a lounge, dining room, conservatory, office/sitting room, utility room, en-suite, family bathroom and integral garage. Ideally positioned within a short walk of Wickford railway station and town centre, making this an excellent choice for families and commuters alike.

- Substantial four-bedroom family home
- Four generous first-floor bedrooms
- Separate lounge and dining room
- Versatile office / additional sitting room
- Integral garage
- Approximately 2,233 sq ft of accommodation
- En-suite to master bedroom
- Large conservatory
- Utility room and ground-floor WC
- Excellent location for Wickford station and town centre

Station Avenue

Wickford

£700,000

Guide Price



Station Avenue



Situated in the highly convenient Station Avenue, this substantial four-bedroom family home offers approximately 2,233 sq ft of versatile accommodation arranged over two floors, with generous reception space, four bedrooms, an en-suite and garage.

The ground floor provides an excellent amount of living space and is particularly well suited to family life. An entrance hall gives access to a separate lounge, while an adjoining dining room provides an ideal setting for both everyday meals and entertaining. To the rear, a generous conservatory creates an additional reception area and further enhances the property's flexible living accommodation.

The ground floor also features a separate kitchen, together with a useful utility room, ground-floor WC and storage. To the front of the property is a further office/sitting room, ideal for those working from home or equally suited for use as a snug, playroom or occasional guest space. An integral garage provides valuable additional parking/storage space.

Upstairs, the accommodation is arranged around a central landing and comprises four well-proportioned bedrooms. The principal bedroom benefits from its own en-suite bathroom, while the remaining bedrooms are served by a separate family bathroom. Further built-in storage completes the first floor.

Externally, the property boasts a large west-facing rear garden, which soaks up the sun all afternoon! The side access gate leads from the rear garden to the front, where a large driveway can be found for four vehicles.

One of the property's major attractions is its location. This home is approximately 0.2 miles away from Wickford railway station, making the home particularly appealing to commuters. Greater Anglia currently operates services between Wickford and London Liverpool Street up to three times per hour on weekdays, providing excellent access into the capital. Station Avenue is also conveniently positioned for Wickford's town-centre amenities, local schools and bus routes.

With its impressive overall floor area, four-bedroom layout and abundance of ground-floor living space, this home offers an excellent opportunity for buyers seeking a sizeable and adaptable family home in one of Wickford's most convenient locations. An internal viewing is highly recommended to fully appreciate the space on offer.

0.2 miles to Wickford Railway Station

0.3 Miles to Wickford Town Centre

Walking Distance to Schools, Shops and Bus Routes

Entrance Hall

Ground Floor WC

Lounge (21'10 x 13'7) max

Kitchen (9'10 x 9'8)

Dining Room (11'5 x 11'4)

Conservatory (11'2 x 19'10)

Sitting Room / Office (11'11 x 8'6)

Utility Room

Bedroom 1 (16'11 x 12'1)

En-Suite

Bedroom 2 (14'3 x 11'11)

Bedroom 3 (14'7 x 11'5)

Bedroom 4 (11'4 x 11'0)

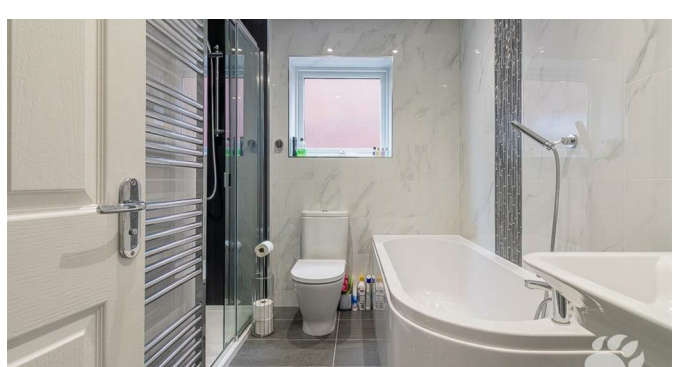
Family Bathroom

Ample Storage

West Facing Rear Garden

Driveway Parking

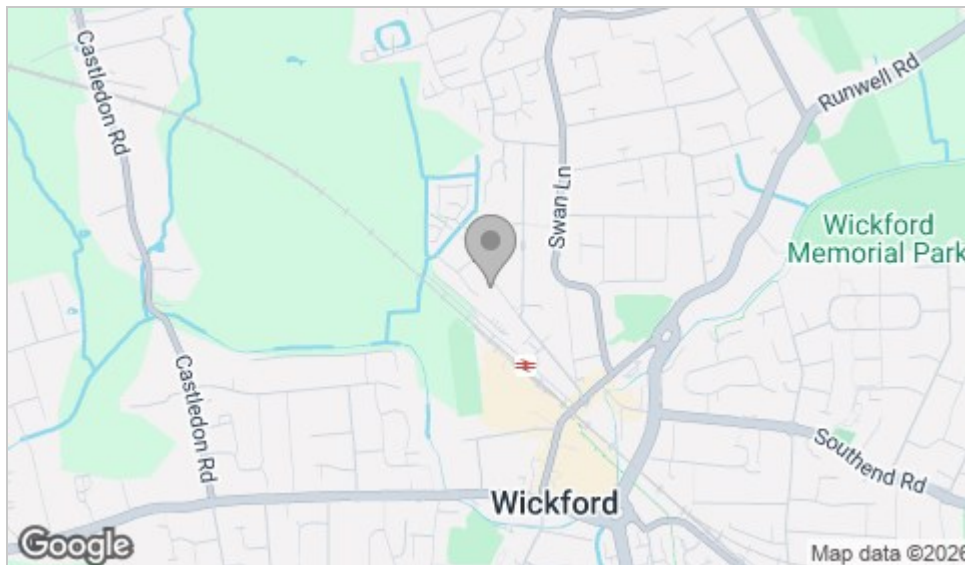
Oversized Garage



Floor Plan



Area Map



Viewing

Please contact our Wickford Office on 01268 330044 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

7 London Road, Wickford, Essex, SS12 0AW

Office: 01268 330044 wickford@bearestateagents.co.uk <http://www.bearestateagents.co.uk/>

Energy Efficiency Graph

