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DAVID MARTIN
GROUP

Morley Road
Tiptree, CO5 0AA

Guide Price £425,000 - £450,000
EPC Rating 'E'

- Three Bedroom Detached Bungalow
- Central Village Location
- Garage & Off Road Parking
- NO ONWARD CHAIN





Property Description

Martin Estate Agents are delighted to offer for sale this three-bedroom detached bungalow, ideally situated on the highly desirable Morley Road in the heart of the popular village of Tiptree, within walking distance of local shops and amenities. The property offers excellent potential for modernisation and improvement, making it an ideal opportunity for buyers looking to create a home tailored to their own tastes and requirements. The accommodation comprises a welcoming entrance hall, kitchen/dining room, spacious lounge, three well-proportioned bedrooms and a family bathroom. Externally, the property benefits from a driveway providing off-road parking, a walled front garden, garage and a good-sized rear garden. Offered for sale with no onward chain, this fantastic bungalow presents exciting potential to modernise and extend, subject to the necessary planning permissions, and create a wonderful home in this sought-after village location.





ENTRANCE HALL

Enter the property via a part glazed entrance door to front aspect, built in cupboard, wall mounted storage heater.

KITCHEN/DINER

16' 01" x 8' 10" (4.9m x 2.69m) Fitted with a range of wall and base units incorporating a sink with drainer and mixer tap, space for washing machine, fridge/freezer and freestanding cooker, built in storage cupboard, windows to front and side, door to side.

LOUNGE

17' 11" x 13' 02" (5.46m x 4.01m) Windows to front and side, two wall mounted storage heaters.

HALLWAY

Loft access.

BEDROOM ONE

12' 11" x 10' 10" (3.94m x 3.3m) Window to rear, wall mounted electric heater, built in wardrobes.

BEDROOM TWO

11' 02" x 9' 07" (3.4m x 2.92m) Window to rear, fitted wardrobes, wall mounted electric heater.

BEDROOM THREE

9' 10" x 8' 00" (3m x 2.44m) Window to side, wall mounted electric heater.

BATHROOM

Window to side, panel enclosed bath, low level W.C, hand wash basin, part tiled walls, airing cupboard.





OUTSIDE

The front garden is enclosed by a wall and is predominantly laid to lawn. A driveway provides off-road parking and leads to the garage, while side access provides a convenient route to the rear garden.

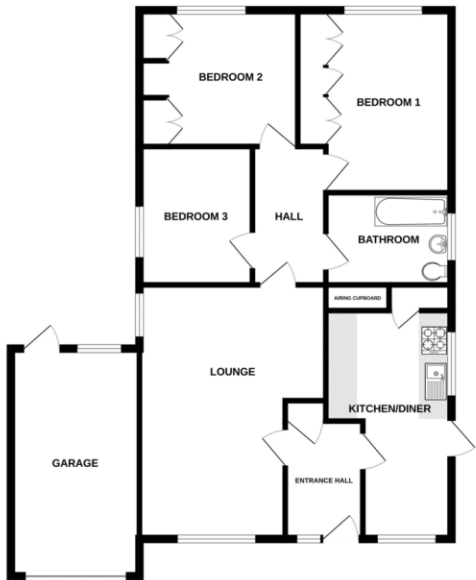
GARAGE

16' 00" x 9' 00" (4.88m x 2.74m) Single a garage with up and over door, power and light connected, door to rear garden.

REAR GARDEN

A good-sized enclosed rear garden, mainly laid to lawn and complemented by well-established shrub borders. The garden also benefits from a large timber shed and greenhouse, both of which are to remain.

GROUND FLOOR
964 sq.ft. (89.5 sq.m.) approx.



TOTAL FLOOR AREA - 964 sq.ft. (89.5 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the floorplan, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as a guide only. Prospective purchasers should verify the accuracy of the floorplan and any other information given to them by the agent or the seller.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		72 C
55-68	D		
39-54	E	41 E	
21-38	F		
1-20	G		



David Martin
35a Church Road
Tiptree
Colchester
Essex

www.dmgtiptree.co.uk
%office_emailAddress%
01621 815815

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements