



Bear Estate Agents are thrilled to bring to the market this outstanding FOUR bedroom, semi-detached house situated on one of Wickford's quaintest roads, overlooking gorgeous Essex countryside! Woolshots Road is located on the border of Wickford and Ramsden Bellhouse but still benefits from being within walking distance of local shops, local schools, pubs and popular bus routes. Wickford town centre is only 1.3 miles away, which hosts a wonderful array of shops and services as well as Wickford Railway Station, helpfully providing access to Stratford and London Liverpool Street on the Greater Anglia service!

- 1.3 Miles to Wickford Railway Station
- Living Room (18'3 x 23'7)
- Kitchen (18'3 x 7'4)
- Four Double Bedrooms
- Gorgeous Rear Garden
- Walking Distance to Town Centre, Shops and Schools
- Garden Room (10'0 x 19'8)
- Dining Room (8'8 x 15'0)
- Three Bathrooms & Ground Floor WC
- Driveway to Front

Woolshots Road

Wickford

£550,000



Woolshots Road



This incredibly spacious home begins with a welcoming porch, leading through to an entrance hall which hosts the stairs, adjoins a ground floor WC and leads through to a large living room. The living room measures 18'3 x 23'7 at maximum dimensions, offering plenty of floor space for sofa units of all sizes! There are two large storage cupboards located in this room as well. The living room has been extended upon with a garden room, measuring a whopping 10'0 x 19'8 with a large window which overlooks the rear garden and surrounding fields, diversifying to ground floor living space.

Between the lounge and the kitchen is a utility space which currently hosts an American fridge/freezer and once into the kitchen, you are met with an abundance of cupboard and surface space across modern units and feature LED lighting, in this room which measures 18'3 x 7'4! This opens into a dining room which comfortably fits a large dining table with accompanying furniture, and benefits from sliding patio doors into the rear garden.

The first floor is equally impressive, with three bedrooms and two bathrooms located on this floor. It begins with a large landing which adjoins all other rooms. Bedroom 2 measures 13'6 x 12'0 at maximum dimension, benefitting from two fitted wardrobes with mirrored doors, and an adjoining En-Suite comprised of a walk-in shower, toilet and sink. Bedrooms 3 and 4 measure 10'11 x 12'7 and 8'1 x 9'1 respectively. The family bathroom has been extended upon, creating two rooms in which this four-piece suite is laid out. This room is comprised of a walk-in shower, large corner bath, double sink and toilet. The second landing, which hosts the stairs to the 2nd floor, is a generous enough space to be utilised as a study!

The 2nd floor is home to the master bedroom suite, with an adjoining dressing room and en-suite. The commanding room measures 11'2 x 23'7 at maximum dimensions, benefitting from plenty of eaves storage. The dressing room offers an extra 14'7 x 8'6 approximately, and the en-suite is a three-piece suite comprised of shower over bath, toilet and sink.

Completing this offering are a variety of external benefits! The garden is a great size and WEST FACING, seeing the sun throughout the afternoon, setting over farmers fields in the evening. The outlook from the garden and rear of the property is great, casting out across Essex countryside, offering a quaint and private feel. To the front of the home is a large driveway, offering parking for four vehicles side by side, and there are further parking bays directly opposite for guests.

This home is a true gem and must be seen first hand to appreciate all that is on offer. Call us today to book a viewing before it's too late!

Council Tax Band: A (£1431.54)

Fantastic Location

1.3 Miles to Wickford Railway Station

Walking Distance to Town Centre, Shops and Schools

Porch

Entrance Hall

Ground Floor WC

Living Room (18'3 x 23'7)

Garden Room (10'0 x 19'8)

Kitchen (18'3 x 7'4)

Dining Room (8'8 x 15'0)

Utility Space

Bedroom 1 (11'2 x 23'7)

Dressing Room

En-Suite

Bedroom 2 (13'6 x 12'0)

En-Suite

Bedroom 3 (10'11 x 12'7)

Bedroom 4 (8'1 x 9'1)

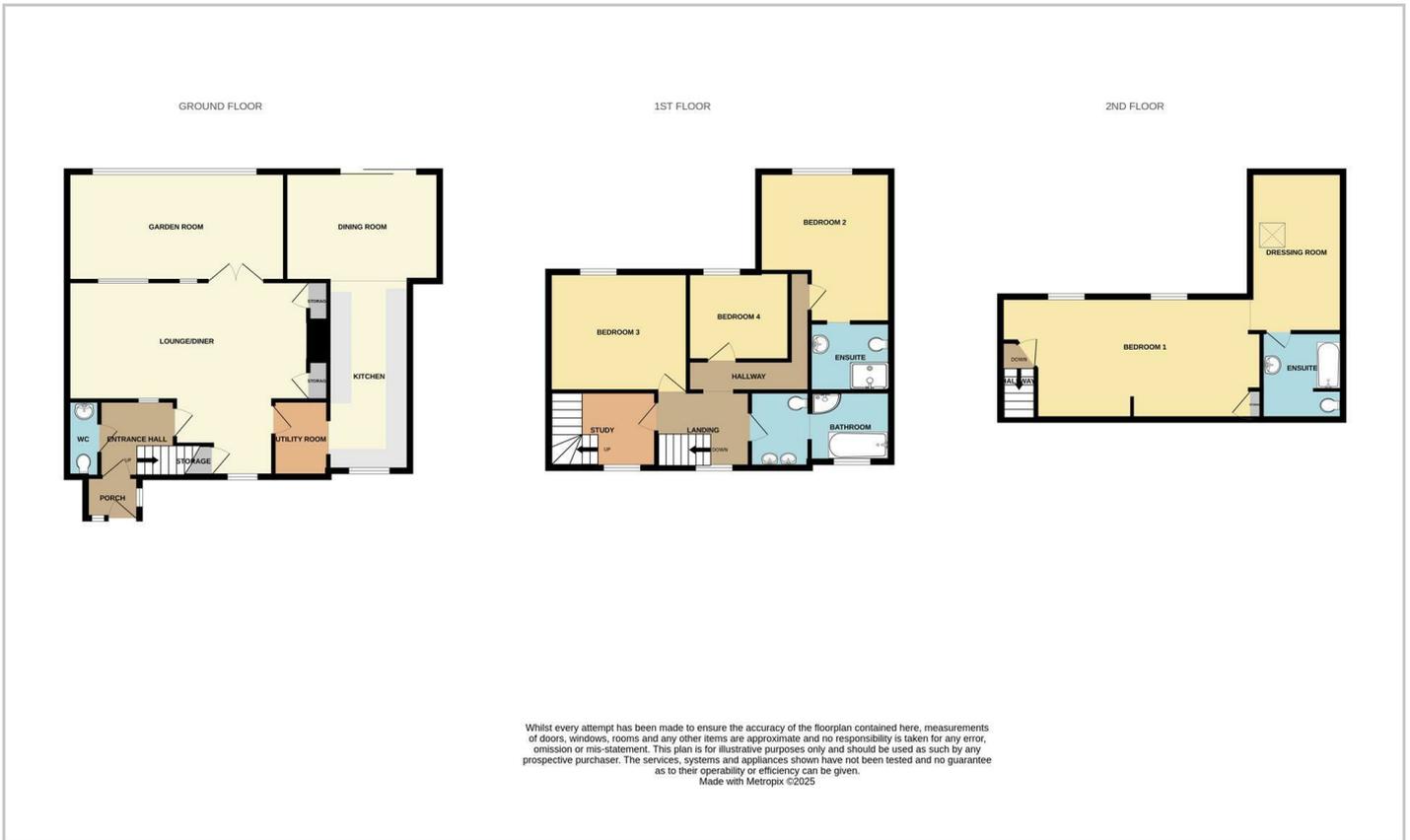
Four-Piece Family Bathroom Suite

Gorgeous Rear Garden Overlooking Fields

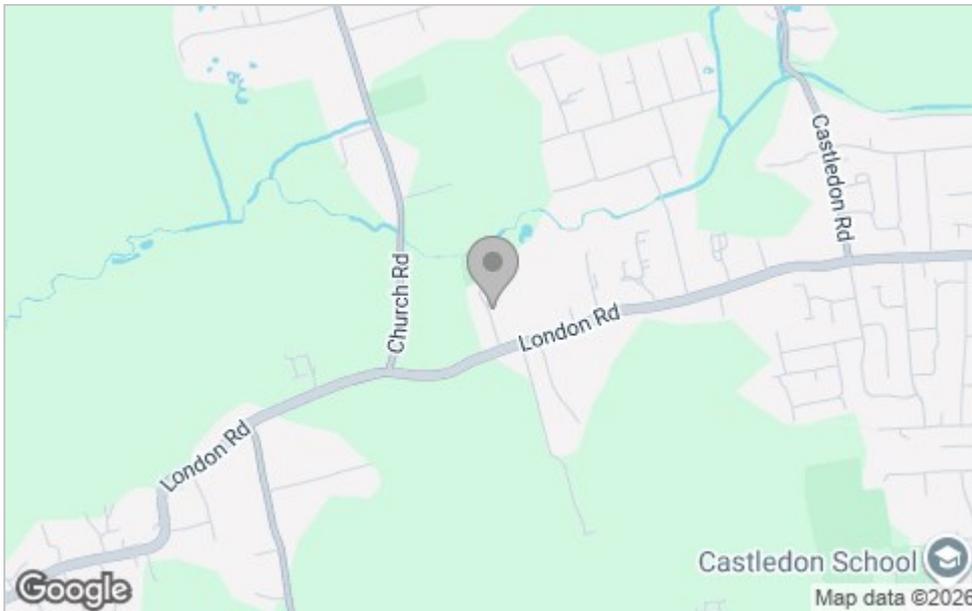
Driveway to Front



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.

1a Market Road, Wickford, Essex, SS12 0RA

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

Energy Efficiency Graph

