



Argyle Cottage

Hawkwell Chase | | Hockley | SS5 4NG
£600,000

bear
Estate Agents

Bear Estate Agents are honored to bring to the market this stunning detached character bungalow built in the early 1900's! The property offers a wealth of characterful features alongside modern open plan living. Internally there are 3/4 bedrooms, lounge/sitting room, large loft room, plenty of custom built-in storage through-out, main bathroom, ensuite, rear sitting room, two kitchen areas, garden room backing onto the west facing 100ft rear garden. Externally there is a 100ft rear garden, summer house, storage shed, carport and parking for multiple vehicles.

- West Facing Garden
- Two Kitchen Areas
- Two En-Suites
- Off street parking
- Four Reception Rooms
- Detached bungalow
- Three Bedrooms
- Annex Potential To The Rear
- Character Open Plan Living
- Upstairs Bedroom

Front

Built in the early 1900s, detached bungalow. Bungalow is approached by a stone pathway with driveway for 3/4 vehicles, double gated side access onto a side way/carport, there is external lighting and steps into the main entrance hall.

Entrance Hall

10'8 x 4'1 (3.25m x 1.24m)
Solid wood floors, double glazed window to the side aspect, radiator, loft access and doors to lounge and bedroom.

Bedroom One

12'8 x 10'11 (3.86m x 3.33m)
Double glazed bay window to the front, smooth ceilings with inset characterful beams, beautiful brick feature fireplace with solid oak beam, wooden floors throughout, radiator, plenty of power points, potential for built in storage and doors to versatile lobby/storage area/dressing.

Lobby/Dressing Room

8'10 x 8'5 (2.69m x 2.57m)
Built in storage, car stone feature fireplace, smooth ceilings with inset characterful beams, plenty of power points, double glazed windows to the side, radiator, stairs leading to the upstairs bedroom and doors back into lounge/sitting area.





Lounge/Sitting Area

25'1 x 14'6 (7.65m x 4.42m)

Double glazed bay window to the front, radiator, solid wood floors throughout, plenty of power points, av points, stunning floor to ceiling feature fireplace, wooden windows to the side aspect, doors leading into the versatile dressing room and into the second hall way that leads you to the back of the property.

Second Hallway

9'7 x 3'1 (2.92m x 0.94m)

Wall panelling throughout, feature beams to ceiling, wall mounted lighting, solid wood floors and doors to lounge kitchen and main bathroom.

Main Bathroom

10'11 x 5'8 (3.33m x 1.73m)

Wood panelling to one side, a classic style pedestal sink, wall mounted WC, radiator, free standing bath with hand held shower attachments, windows to both side and rear aspect, half tiled walls throughout and feature lighting above the sink.

Main Kitchen

12'2 x 10'2 (3.71m x 3.10m)

Large kitchen space which opens up to a further kitchen to the side, doors to a utility room, and open arch way overlooking the garden, dining/garden room and a further open archway to the separate lounge. The kitchen comprises of a range of shaker style base units, there is plenty of storage throughout, solid wood work tops, a sink with a classic style tap, plenty of power points, high ceilings with inset spotlights and feature beams throughout, space for a large standing fridge/ freezer and kitchen area also has space for a built in dishwasher.

Utility Room

11'2 x 8'4 (3.40m x 2.54m)

Internal classic style stable door leading into the side utility room, space for a washing machine, tumble dryer and another fridge/freezer, vaulted double glaze ceilings, internal classic style window over looking the second part of the kitchen, butler sink, double glazed french doors onto the double width side way and carport.





Second Kitchen Area

15'1 x 8'8 (4.60m x 2.64m)

Terracotta tiles throughout, five ring range master hob with extractors above, shakers style units with solid wood work tops, plenty of power points, av points, inset spotlights and feature beams to the ceiling, there is a further open arch way leading into the conservatory/dining/garden room and doors leading into the rear extension.

Garden Room

22'6 x 7'2 (6.86m x 2.18m)

Panelled walls throughout, plenty of power points, radiator, double glazed window to the side, host of double glazing windows facing the west facing rear garden, double glazed french doors onto rear patio and double glazed window to the ceiling with shutters across and wall mounted lighting.

Second Lounge

11'4 x 11'3 (3.45m x 3.43m)

Feature beams, open archway looking through into the kitchen, av points, power points and wall lighting.

Bedroom Two

12'5 x 10'5 (3.78m x 3.18m)

Double glazed windows to the side, front and rear aspect, built in storage, classic style radiators, wood panelling throughout, plenty of power points, wall mounted lighting and beams to the ceilings.

Bedroom En Suite

9'6 x 5'6 (2.90m x 1.68m)

Walk in shower room, double glazed window to the side aspect, wood effect tiled flooring, tiled splash backs, wall mounted vanity unit with mixer taps, wall mounted storage, smooth ceilings with inset spotlights, wall mounted electric mirror, dual flush WC, wall mounted towel rail and doors leading into bedroom two.

Bedroom Three (Upstairs)

15'8 x 11'7 (4.78m x 3.53m)

Vaulted ceilings, panelled walls, radiator, window to the side aspect, potential for storage, doors to eves and spotlights.

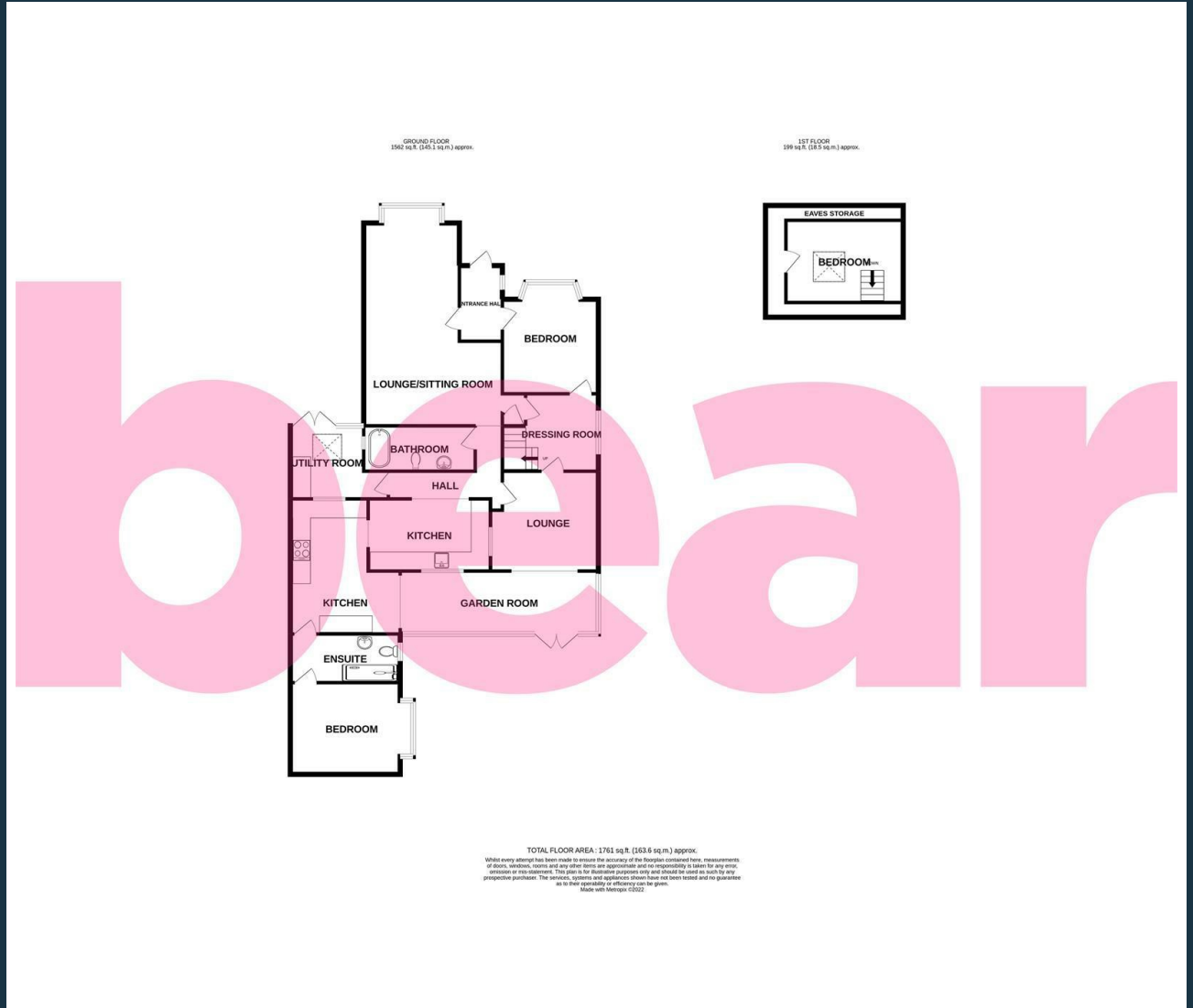
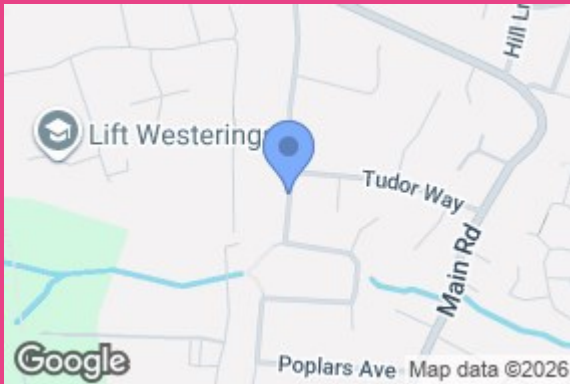
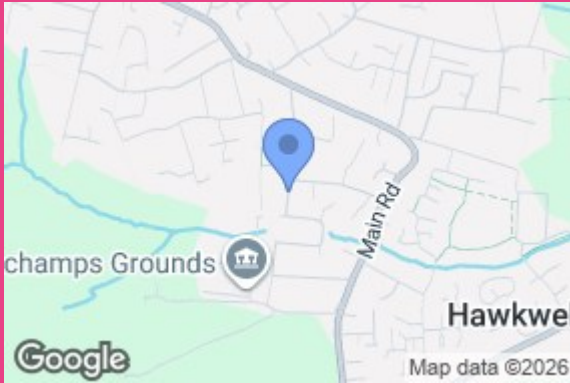
West Facing Garden

100+ (30.48m+)

External water, large high quality slab patio to the rear with a seating area, side access, large wooden shed to remain, garden is laid to lawn, tress to the side providing scenery and privacy, mature borders to one side and further wooden shed to the rear to remain.







Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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