

120a Feering Hill, Feering, CO5 9PY



Freehold

£440,000

Subject to contract

4 bedrooms
2 reception rooms
2 bathrooms



Some details

General information

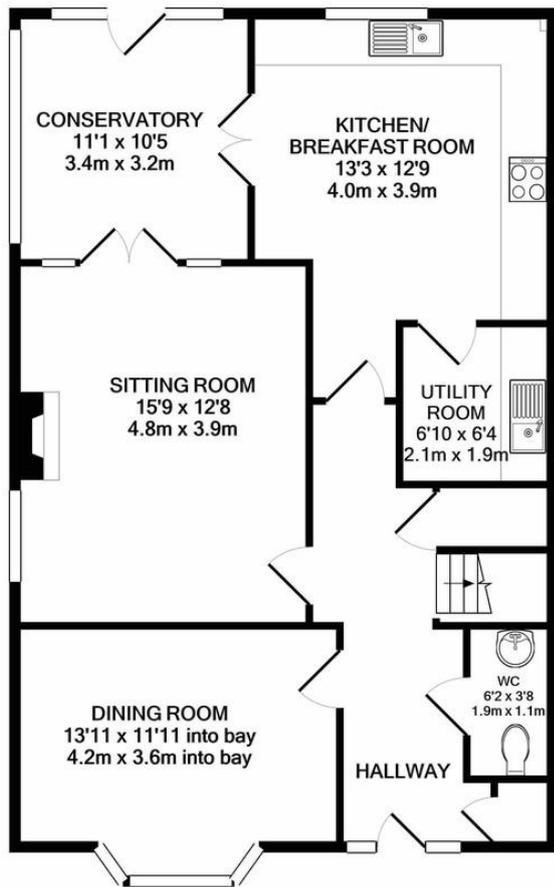
Set in the sought after village of Feering being within walking distance of Kelvedon's mainline railway station is this modern four bedroom semi detached home. The property has an en-suite to master bedroom, two reception rooms, conservatory and secured off road parking.

In brief, accommodation comprises a double glazed door to the front leading to the spacious entrance hall. The entrance hall gives access to all ground floor accommodation and staircase rising to the first floor with under stairs storage cupboard. The sitting room which measures 15' 9" by 12' 8" with windows to the side aspect and double doors to the rear leading to the conservatory and there is a gas fire with surround. The formal dining room is set to the front of the property and has a double glazed bay window to the front aspect and is a versatile room which could also be used as an office. The modern kitchen/breakfast room has a window to the rear aspect, one bowl sink inset to granite worktop with a range of wall and base units incorporating cupboards and drawers, integrated double oven with a four ring gas hob with extractor over, integrated dishwasher and fridge freezer. A door leads into the utility room which has a range of units under worktop surface with inset single bowl sink with mixer taps and space and plumbing for a washing machine. The conservatory is glazed to three aspects with a door to the rear leading to the garden.

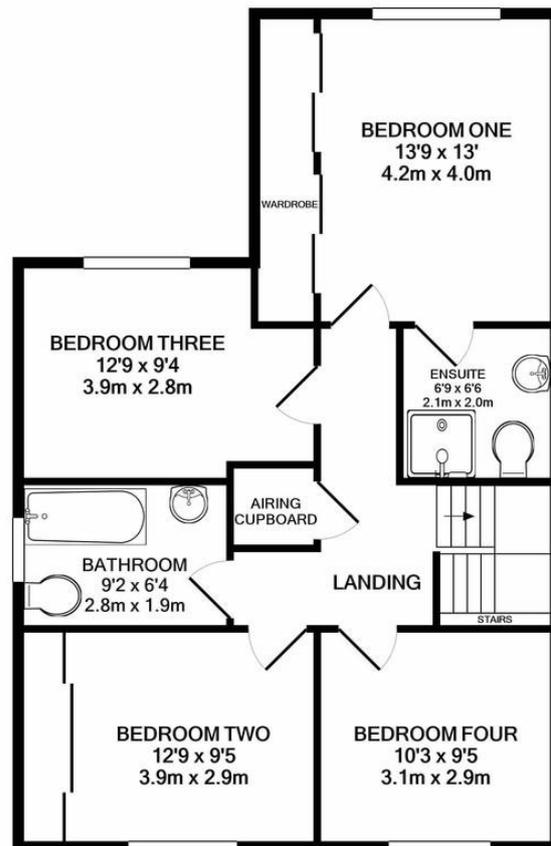
The first floor landing is a good size which gives access to all four bedrooms and the family bathroom with bedroom one set to the rear of the property with a double glazed window and built in wall to wall wardrobes and door to the en-suite shower room. The en-suite has a shower cubicle, low level W.C and pedestal wash hand basin. Bedroom two and four are set to the front of the property both with double glazed sash windows and bedroom two benefitting from built in wall to wall wardrobes. Bedroom three has a double glazed window overlooking the rear garden. The first floor concludes with a modern family bathroom with a window to the side aspect, panel bath, low level W.C and pedestal wash hand basin.



Set in the sought after village of Feering and being within walking distance of Kelvedon's mainline railway station is this modern four bedroom semi detached home.



GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Entrance hall

Cloakroom

6' 2" x 3' 8" (1.88m x 1.12m)

Sitting room

15' 9" x 12' 8" (4.8m x 3.86m)

Conservatory

11' 1" x 10' 5" (3.38m x 3.18m)

Dining room

13' 11" x 11' 11" into bay (4.24m x 3.63m)

Kitchen/breakfast room

13' 3" x 12' 9" (4.04m x 3.89m)

Utility room

6' 10" x 6' 4" (2.08m x 1.93m)



Landing

Bedroom one

13' 9" x 13' into wardrobes (4.19m x 3.96m)

Ensuite

6' 9" x 6' 6" (2.06m x 1.98m)

Bedroom two

12' 9" into wardrobes x 9' 5" (3.89m x 2.87m)

Bedroom three

12' 9" x 9' 4" (3.89m x 2.84m)

Bedroom four

10' 3" x 9' 5" (3.12m x 2.87m)

Bathroom

9' 2" x 6' 4" (2.79m x 1.93m)

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Particulars for 120a Feering Hill, Feering, CO5 9PY

The outside

Externally the rear garden is low maintenance with a raised decked area and secure rear parking. There is further private parking to the side of the property.

Where?

Feering is a popular village located within easy reach of the A12 (Chelmsford and M25 to south, and north to Colchester and Ipswich) and the coast. The nearby improved A120 gives quick access to Stansted and onto the M11. The main line railway station at Kelvedon is within walking distance (journey time to London Liverpool Street approx 50 minutes). There are excellent local shopping facilities and amenities including schools, bus routes etc. and access to Chelmsford and Colchester. Both Kelvedon and Feering boast two sought after primary schools. A highly regarded local secondary school can be found in the nearby popular medieval market town of Coggeshall. The larger town of Colchester provides wider private educational facilities including the Colchester Royal Grammar School, Colchester County High School for Girls and Holmwood House. Post secondary education facilities include Colchester Sixth Form College and the University of Essex.

Important information

Council Tax Band - F

Services - We understand that mains water, drainage, gas and electricity are connected to the property.

Tenure - Freehold

EPC rating - C

Our ref - DJN

Further information

If you would like more information on this property and its surrounding location (schools, transport etc) please get in touch.

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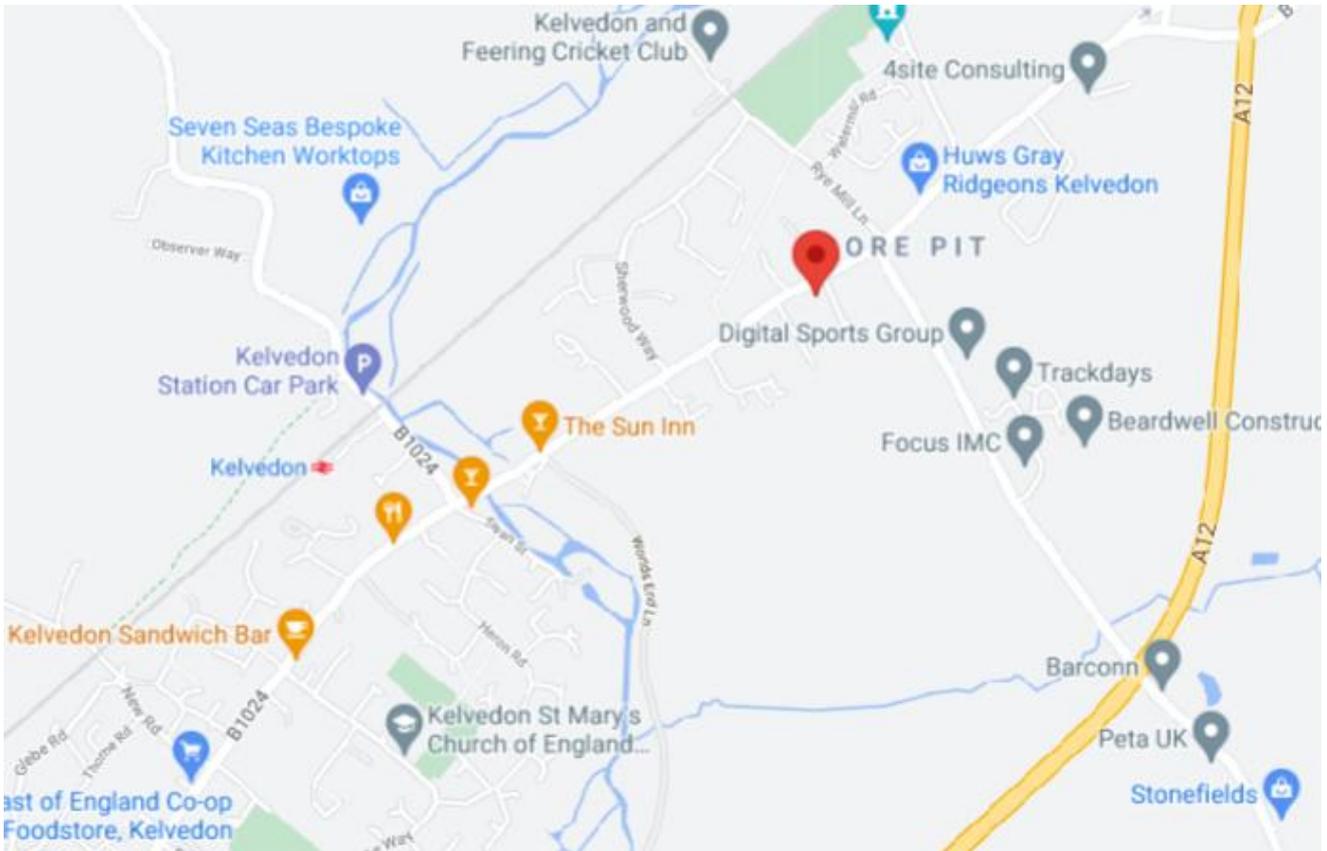
Viewing

To make an appointment to view this property please call us on 01376 516 464.

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Directions

Proceed from Witham on the A12 taking the Kelvedon turn off, proceed through the village of Kelvedon, over the bridge and continue up Feering Hill, the property can be found on the right hand side.

To find out more or book a viewing

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