

Burnham Road, Hullbridge, SS5 6HQ



O.I.E.O
£425,000

Situated in the heart of Hullbridge is this stunning three bedroom detached family home offering many fine features including modern fitted kitchen/breakfast room, two reception rooms, rear garden backing directly onto open farmland with far reaching views and block paved driveway providing off street parking for several vehicles. Within walking distance to all local amenities. **Offered with no onward chain.** Viewing advised. Our Ref: 18170.



Tel: 01702 200666 www.williamsanddonovan.com

1 Woodlands Parade, Main Road, Hockley, Essex SS5 4QU email: hockleysales@williamsanddonovan.com

Company No. 4510230 VAT Registration No. 725 9879 75

Entrance via uPVC glazed entrance door to entrance hall.

ENTRANCE HALL

Radiator. Coving to plastered ceiling. Wood effect flooring. Stairs to first floor accommodation.



KITCHEN/BREAKFAST ROOM (L-SHAPED) 13' 11" x 13' 9" (4.24m x 4.19m)

Double glazed window to front aspect. Door to side aspect. A comprehensive range of modern base and eye level units incorporating wood block effect roll edge work surface with ceramic sink drainer unit and mixer tap. Five ring gas hob with extractor chimney above. Double oven. Integrated dishwasher. Space and plumbing for washing machine. Cupboard housing boiler. Radiator. Tiled flooring. Plastered ceiling with inset spotlighting. Door to play room/study.



PLAY ROOM/STUDY 8' x 7' 1" (2.44m x 2.16m)

Double glazed window to front aspect. Wood effect flooring. Coving to ceiling.



LOUNGE/DINER 17' 9" x 13' 11" (5.41m x 4.24m)

Double glazed window to side aspect. Double glazed French doors providing access to rear garden. Radiator. Wood effect flooring. Coving to ceiling.



FIRST FLOOR LANDING

Double glazed window to side aspect. Storage cupboard. Coving to ceiling.



BEDROOM THREE 9' 8" x 8' 3" (2.95m x 2.51m)

Double glazed window to side aspect. Radiator. Coving to ceiling.



BEDROOM ONE 13' 3" x 9' 10" (4.04m x 3m)

Double glazed window to rear aspect with views over fields. Radiator. Fitted wardrobes to one wall.



BEDROOM TWO 13' 3" x 9' 9" (4.04m x 2.97m)

Double glazed window to front aspect. Radiator. Coving to ceiling.



BATHROOM

Obscure double glazed window to side aspect. A three piece suite comprising panelled bath with Mira shower over and glass screen, wash hand basin set on granite shelf with vanity storage below and low level wc with concealed cistern. Heated towel rail. Extractor fan. Splash back tiling. Tiled flooring. Coving to ceiling with inset spotlighting.

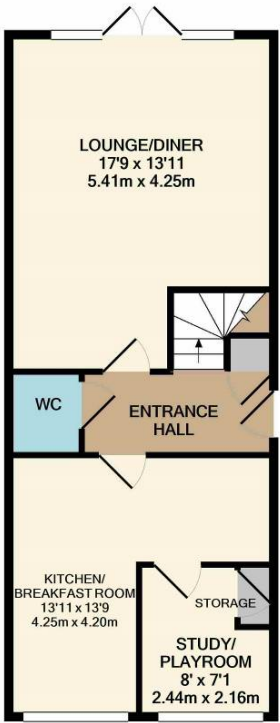


EXTERIOR.

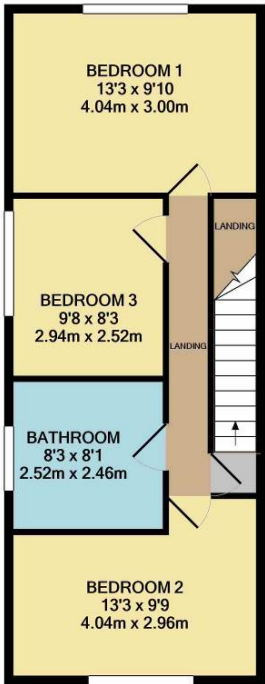
The **REAR GARDEN** commences with patio area. Laid to lawn. A selection of mature flower and shrub borders. An artificial lawn area providing ideal outdoor seating. Shingled area to rear of garden backing directly onto open fields with far reaching views.



The **FRONT** has own block paved driveway providing off street parking for several vehicles.



GROUND FLOOR
APPROX. FLOOR
AREA 501 SQ.FT.
(46.5 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 469 SQ.FT.
(43.6 SQ.M.)

TOTAL APPROX. FLOOR AREA 970 SQ.FT. (90.1 SQ.M.)

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

Made with Metropix ©2022