

## Belchamps Way, Hockley SS5 4NT



Guide Price £600,000

Situated in a much sort after location, within walking distance to Hockley Woods, local schools, shops and mainline railway station, is this spacious, approaching sq ft 1800, three bedroom detached family home offering scope to further extend to both ground and first floor and benefiting from having approx 80ft rear garden.

**NO ONWARD CHAIN.**

EPC Rating: tbc. Our Ref 18194



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Entrance via double glazed entrance door to

### **ENTRANCE PORCH**

Glazed door to

### **ENTRANCE HALL**

Stairs to first floor accommodation. Plastered ceiling. Radiator.



### **DINING ROOM 13' 1" x 9' 9" (3.99m x 2.97m)**

Double glazed bay window to the front aspect. Textured ceiling. Radiator.



### **LOUNGE/DINER 20' 9" x 12' 10" (6.32m x 3.91m)**

Two double glazed bay windows to the front aspect. Textured ceiling. Two radiators.



### **GROUND FLOOR BEDROOM ONE 21' 1" x 11' 3" (6.43m x 3.43m)**

Double glazed window to the rear aspect. Comprehensive range of fitted bedroom furniture incorporating mirror fronted sliding door wardrobes, chest of drawers and overhead storage. Textured ceiling. Radiators.



### **KITCHEN 19' 3" x 11' 9" (5.87m x 3.58m)**

Double glazed window to the rear aspect. Double glazed patio doors providing access to rear. Range of base and eye level units. Roll edge work surfaces. Inset stainless steel sink drainer unit. Space for free standing cooker. Space for appliances. Radiator.



### **GROUND FLOOR BATHROOM/SHOWER ROOM 10' 4" x 8' 5" (3.15m x 2.57m)**

Obscure double glazed window to the side aspect. Low level WC. Bidet. 'His & Hers' pedestal wash hand basin. Tiled corner shower cubicle with thermostatic shower. Tiled walls. Radiator.



### **FIRST FLOOR ACCOMMODATION**

#### **SPACIOUS LANDING**

Double glazed window to the rear aspect. Eaves storage.

### **BEDROOM TWO 13' 1" x 11' 3" (3.99m x 3.43m)**

Double glazed window to the rear aspect. Built-in mirrored fronted wardrobes to one wall. Radiator.



### **BEDROOM THREE 13' 1" x 10' 4" (3.99m x 3.15m)**

Double glazed window to the rear aspect. Built-in mirror fronted wardrobes to one wall. Radiator.



## EXTERIOR

The **REAR GARDEN** measures approximately 80' (24.38m) in length and commences with patio leading to laid lawn. Selection of mature flowers, trees and shrubs. Further block paved patio to the side. Side gate providing access to front.



The **FRONT** has own driveway providing off-street parking for several vehicles which in turn leads to **GARAGE 25' 4" x 8' 7" (7.72m x 2.62m)** with up and over door, power and lighting, double opening doors providing access to rear garden (potential to convert to half games room/garden room.

