

EST. 1999

WILLIAMS AND DONOVAN

EXCELLENCE IN ESTATE AGENCY

Cornhill Avenue, Hockley, SS5 5BZ



£325,000

Situated in this popular part of Hockley within a short walk of Plumberow Primary School is this two bedroom semi detached bungalow with spacious lounge, modern fitted kitchen, secluded rear garden and off street parking.

Offered with complete onward chain. Our Ref: 18884.

1 Woodlands Parade, Main Road, Hockley, Essex SS5 4QU

sales@wdhockley.com | sales@wdbenfleet.com | lettings@wdlets.com
01702 200666 | www.williamsanddonovan.com



Entrance via entrance door under **STORM PORCH** into entrance hall.

ENTRANCE HALL

LOUNGE 15' 1" x 12' (4.6m x 3.66m)

Double glazed bay window to front aspect. Radiator. Feature fireplace.



BEDROOM ONE 12' x 9' 10" (3.66m x 3m)

Double glazed window to front aspect. Radiator. Fitted wardrobes to one wall.



BEDROOM TWO 10' x 8' (3.05m x 2.44m)

Double glazed window to rear aspect. Radiator.



BATHROOM

Obscure double glazed window to rear aspect. A three piece suite comprising bath with shower attachment, wash hand basin and low level wc.



KITCHEN 9' 2" x 7' 9" (2.79m x 2.36m)

Double glazed window and uPVC door onto lean-to. A range of base and eye level units incorporating roll edge work top with inset one and a half sink drainer unit. Space for cooker with extractor hood above. Space for fridge freezer. Tiled splash back.



LEAN-TO 19' 11" x 5' 10" (6.07m x 1.78m)

Double glazed windows to side and rear aspects. Door leading onto rear garden. Space for washing machine and tumble dryer. Radiator.

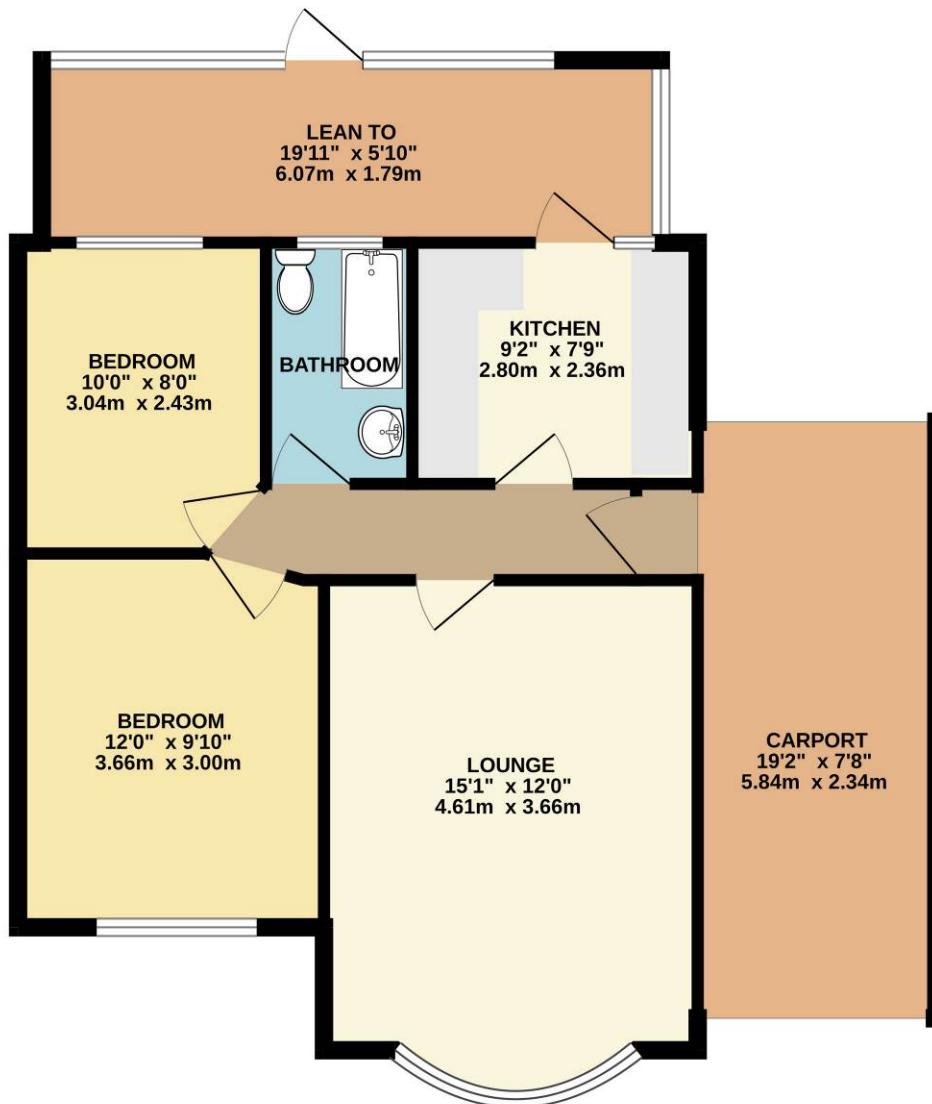


EXTERIOR.

A WELL MAINTAINED REAR GARDEN measuring approximately 30ft (9.14m) commencing with crazy paved patio with space for table and chairs. Laid to lawn. A range of established flower beds and shrubs. Shed to remain. Greenhouse to remain. Side gate providing access to front.



The **FRONT** has a crazy paved driveway providing off street parking for approximately two/three vehicles leading to **CAR PORT**. Laid to lawn front garden with a range of flower beds which could be converted to provide additional off street parking if required.



TOTAL FLOOR AREA : 800 sq.ft. (74.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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