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DAVID MARTIN
GROUP

Glebe Road
Tiptree, CO5 0TB

£400,000
EPC Rating 'D'

- Three Bedroom Detached Bungalow
- CENTRAL VILLAGE LOCATION
- Garage & Off Road Parking
- CHAIN FREE





Property Description

David Martin Estate Agents are delighted to offer for sale this spacious three bedroom detached bungalow conveniently located in the centre of the village of Tiptree within walking distance to local shops and amenities. The property consists of a welcoming entrance hall, spacious lounge/diner, kitchen, three good sized bedrooms and a shower room. Externally the property benefits from a driveway providing off road parking for several vehicles, a garage with electric door and a good sized rear garden. The property is being sold CHAIN FREE and we highly recommend a viewing to really appreciate all it has to offer.





ENTRANCE HALL

Enter the property via a part glazed entrance door to side aspect, radiator, airing cupboard housing gas fired boiler, loft access.

LOUNGE/DINER

22' 00" x 13' 09" Maximum measurement (6.71m x 4.19m) Two windows to front, two radiators, fireplace (not tested).



KITCHEN

10' 05" x 9' 03" (3.18m x 2.82m) Comprehensively fitted with a range of wall and base units incorporating a one and a half sink with drainer and mixer tap, tiled splash back, space for freestanding cooker with extractor over, space for fridge/freezer and washing machine, window and door to side.

BEDROOM ONE

12' 10" x 10' 10" (3.91m x 3.3m) Window to rear, radiator.

BEDROOM TWO

10' 10" x 8' 10" (3.3m x 2.69m) Window to rear, radiator.



BEDROOM THREE

9' 08" x 9' 01" (2.95m x 2.77m) Window to side, radiator.

SHOWER ROOM

Window to side, shower cubical, wash hand basin, low level W.C, radiator, part tiled walls.





OUTSIDE

FRONT

Driveway providing off road parking for several vehicles, front garden with shrub borders, side access to rear garden.

GARAGE

18' 00" x 9' 00" (5.49m x 2.74m) Single garage with electric door, power and light connected, door to rear garden.

AGENT NOTES

The details above do not form any offer or contract, we make enquiries with the seller to try to ensure the information provided is as accurate as possible. Any Buyer should satisfy themselves by inspection as to the accuracy of the details provided by David martin Estate Agents. All measurements, descriptions and floor plans are approximate.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		



Whilst every attempt has been made to ensure the accuracy of the English contained here, measurements of areas, volumes, heights and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. The price for the Real Estate is only an estimate and should be used as a guide only for prospective purchasers. The services, systems and appliances shown have not been tested and no guarantee is given for the operation of these items.
 Date: 08/10/2015

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements