

**DEDMAN
GRAY**

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73 Wyatts Drive, Thorpe Bay
£539,000 freehold



Spacious 3-bed detached bungalow in sought-after location with lounge, kitchen, large bathroom & conservatory. Garage, driveway, no chain. Generous garden with shed. Prime renovation potential.

Council Tax band: D

Tenure: Freehold

- Popular location
- Spacious Lounge
- Kitchen/breakfast room
- Large bathroom
- Conservatory
- No onward chain
- Garage and driveway
- Easy access to The Broadway
- 3 bedroom detached bungalow
- In need of some modernisation

Entrance

uPVC entrance door with obscure double glazed side light to the porch and further sliding glazed door to:

Lounge/Diner

24' 1" x 12' 5" (7.34m x 3.78m)

reducing to 8'9". Double glazed sliding patio doors leading to the conservatory, two radiators, feature fireplace, built in cupboard.

Kitchen/Diner

21' 8" x 9' 7" (6.60m x 2.92m)

Double glazed windows to side and obscure double glazed door to side, range of base and eye level units with integrated fridge, further base and eye level cupboards with 4-ring gas hob with extractor fan above and separate oven, enamel sink unit with mixer taps inset to a worktop, plumbing for washing machine below and an integrated dishwasher, radiator, textured ceiling with spotlights, double glazed sliding patio doors to:

Sun Lounge

19' 3" x 10' 5" (5.87m x 3.18m)

Double glazed windows to rear overlooking the garden and double doors leading out onto the rear garden, further obscure double glazed window to side, two radiators, door giving access to:

Cloakroom/Utility

Obscure double glazed windows to side, low flush wc, wash hand basin, radiator, plumbing for washing machine.

Inner hall

Loft hatch, doors to:

Bathroom

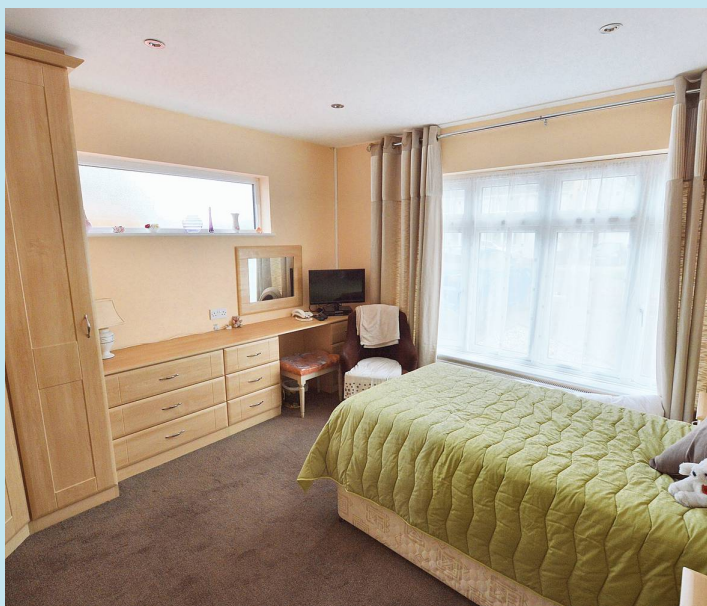
9' 6" x 8' 7" (2.90m x 2.62m)

Obscure double glazed windows to side, five piece suite comprising of a large corner bath with mixer taps and shower attachment, wash hand basin with mixer taps, low flush WC, bidet with mixer taps and shower cubicle, radiator, built in cupboard which houses the wall mounted boiler for the hot water and gas central heating (not tested).

Bedroom 1

11' 9" x 10' 3" (3.58m x 3.12m)

Double glazed window to front and further obscure double glazed window to side, fitted wardrobe to one wall with matching dresser, smooth plastered ceiling with downlights, radiator.





Bedroom 2

12' 8" x 9' 7" (3.86m x 2.92m)

Double glazed window to front, further obscure double glazed window to side, radiator, fitted wardrobe and dresser unit.

Bedroom 3

8' 6" x 6' 9" (2.59m x 2.06m)

Double glazed window to side, radiator, smooth plastered ceiling.

Rear Garden

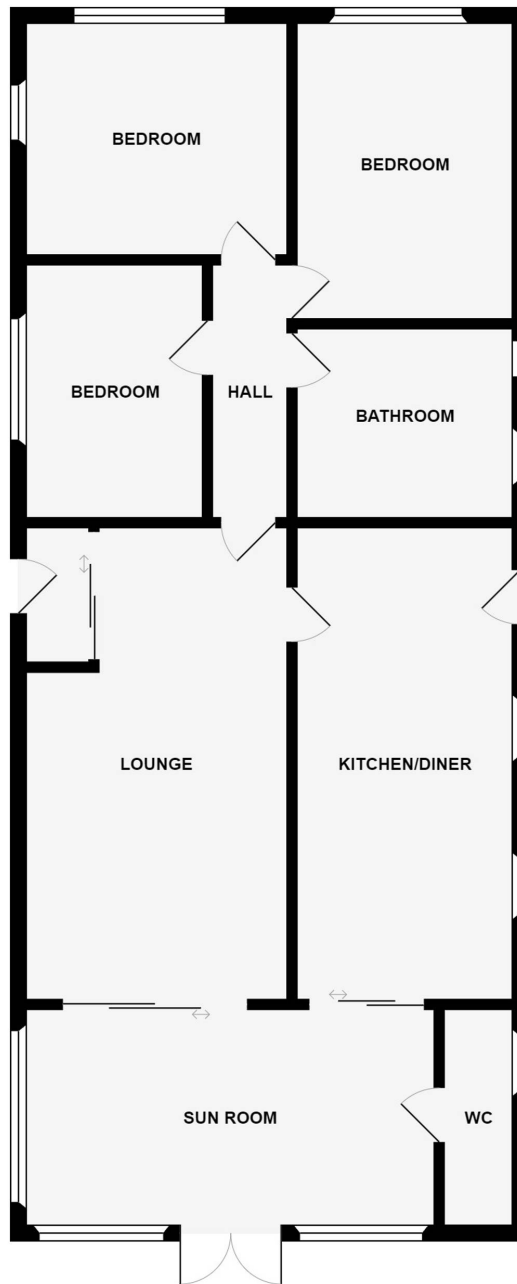
50' 0" x 30' 0" (15.24m x 9.14m)

Approx 50' x 30' rear garden, laid to lawn with flower and shrub borders, shed to remain, side gate access to one side and the other has the personal door that leads to the garage.

Garage

Single Garage

18'6 x 8'8. Up and over electric door to front, wall mounted gas and electric meters, power and lighting, window and door to rear that leads to the garden.





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