

EST. 1999

WILLIAMS AND DONOVAN

EXCELLENCE IN ESTATE AGENCY

Harewood Avenue, Rochford, SS4 3AY



Guide Price:
£500,000 - £550,000

Situated in a popular location is this three bedroom detached bungalow which has been completely modernised to a very high standard with spacious modern kitchen/diner, spacious lounge, luxury bathroom, rear garden measuring 120ft and off street parking for approx three vehicles. Close to local shops, amenities and main line railway station.

Council Tax Band: D. EPC Rating: D.
Viewing highly recommended. Our Ref: 19752.

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Accommodation comprises:

Entrance via composite entrance door to entrance hall.

SPACIOUS ENTRANCE HALL

uPVC double glazed windows to side aspect. Radiators. Ceramic tiled flooring. Plastered ceiling with downlights. Access to loft. Doors to lounge and bedrooms. Open to utility room.



LOUNGE 19' 3" x 11' 6" (5.87m x 3.51m)

Two uPVC double glazed windows to front aspect. Radiator. Panelled back wall. Amtico flooring. Plastered ceiling.



BEDROOM ONE 13' x 10' 10" (3.96m x 3.3m)

Two uPVC double glazed windows to side aspect. Built in wardrobes with sliding doors. Radiator. Plastered ceiling with downlights. Door to en suite.



EN SUITE

uPVC double glazed window to side aspect. A three piece suite comprising shower, inset wash hand basin with vanity storage below and close coupled wc. Radiator. Part tiled walls. Ceramic tiled flooring.



BEDROOM TWO 13' x 9' 7" (3.96m x 2.92m)

uPVC double glazed window to side aspect. Radiator. Plastered ceiling.



BEDROOM THREE 13' x 9' (3.96m x 2.74m)

uPVC double glazed window to side aspect. Radiator.

UTILITY ROOM 8' 9" x 6' 3" (2.67m x 1.91m)

A range of base and eye level units incorporating work surface. Two storage cupboards. Integrated Zanussi washer/dryer.



LUXURY BATHROOM 8' 9" x 8' 3" (2.67m x 2.51m)

Sky light with electric remote controller. A four piece suite comprising freestanding bath, tiled wet-room shower with glass screen, inset wash hand basin with vanity storage below and close coupled wc. Floor to ceiling radiator. Tiled walls. Ceramic tiled flooring.



KITCHEN/DINER 19' 3" x 9' 10" (5.87m x 3m)

uPVC double glazed window to rear aspect. Aluminium bi fold doors providing access to rear garden. Sky light. A comprehensive range of Howden base and eye level units incorporating work surface with white composite sink unit with mixer tap and drainer. Bosch Integrated dishwasher. Bosch oven and microwave. Bosch induction hob with extractor fan above. Integrated wine cooler. Space for fridge freezer. Ceramic tiled flooring. Plastered ceiling with downlights.



EXTERIOR.

The **REAR GARDEN** measures approximately 120ft (36.58m) commencing with a porcelain tiled patio leading decking extending to the garden. Laid to lawn. Shrubs and trees to borders. Shed. Gates at side leading to front.



The **FRONT** has a shingled driveway providing off street parking for approximately three vehicles.

Agents Note:

The flooring in the entrance hall, lounge, kitchen and bathroom are insulated.

GROUND FLOOR
1144 sq ft (106.2 sq m) approx.



TOTAL FLOOR AREA: 1144 sq ft (106.2 sq m) approx.
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