



STUART THOMAS
ESTATES



- IMMACULATE BUNGALOW
- LUXURY KITCHEN
- CONSERVATORY
- GOOD SIZE DOUBLE BEDROOM

16 Florence Close, Hadleigh, Essex, SS7 2PN

Guide Price £275,000

In this POPULAR and Convenient location within a SHORT WALK to Hadleigh Town Centre is this IMMACULATE BUNGALOW which must be viewed. Luxury Kitchen open plan to the Lounge, CONSERVATORY, good size DOUBLE BEDROOM and Shower room. South West facing rear garden.



Property Description

ENTRANCE HALL

Double glazed entrance door with a glazed panel leads to the entrance hall. Built in cupboard housing the Worcester Bosch gas fired combi boiler. Wood effect flooring. Radiator.

LOUNGE

This attractive room has double glazed French doors leading to the conservatory. Radiator. Feature fireplace with an electric pebble fire. Open plan to the:-

KITCHEN

Superbly fitted with a range of gloss units at eye and base level with ample work surfaces over. Integrated fridge and freezer. Integrated washing machine. Induction hob with a concealed extractor cooker hood over. Built in oven and microwave. Double glazed window to the front. Inset ceiling spotlights.

CONSERVATORY

Double glazed windows and door to the garden. Vertical radiator and an electric wall mounted radiator.

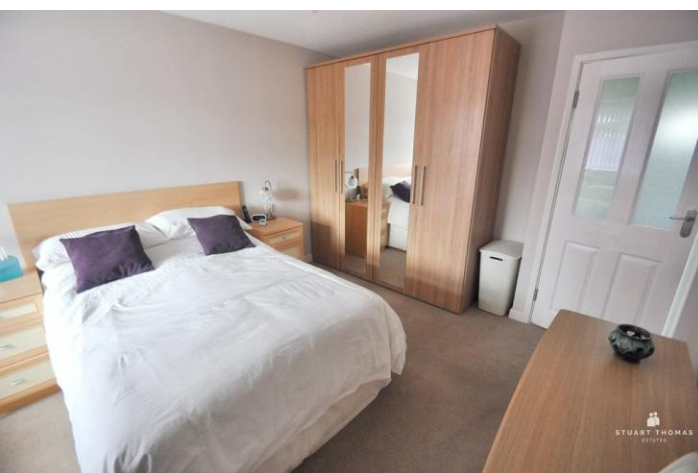
BEDROOM ONE

This good size bedroom has a double glazed window to the rear. Radiator. Large built in storage cupboard.

SHOWER ROOM

Low level wc hand wash basin with cupboards under and a large shower. Obscure double glazed window to the front. Heated towel rail. Access to a part boarded and insulated loft. Fully tiled to all visible walls and floor.

REAR GARDEN





This easy to maintain South West backing garden is neatly presented with a variety of shrubs set into stone chipped beds. Concrete pathways. Brick built storage shed with light and power. External light and water supply.

GENERAL

Tenure Freehold

Castle Point Borough Council

Council Tax Band C



Approx Gross Internal Area
51 sq m / 553 sq ft



Floorplan

Score	Energy rating	Current	Potential
92+	A		
81-91	B		90 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		

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