



4 Crickhollow, South Woodham Ferrers , Essex CM3 5ZR
Price £560,000

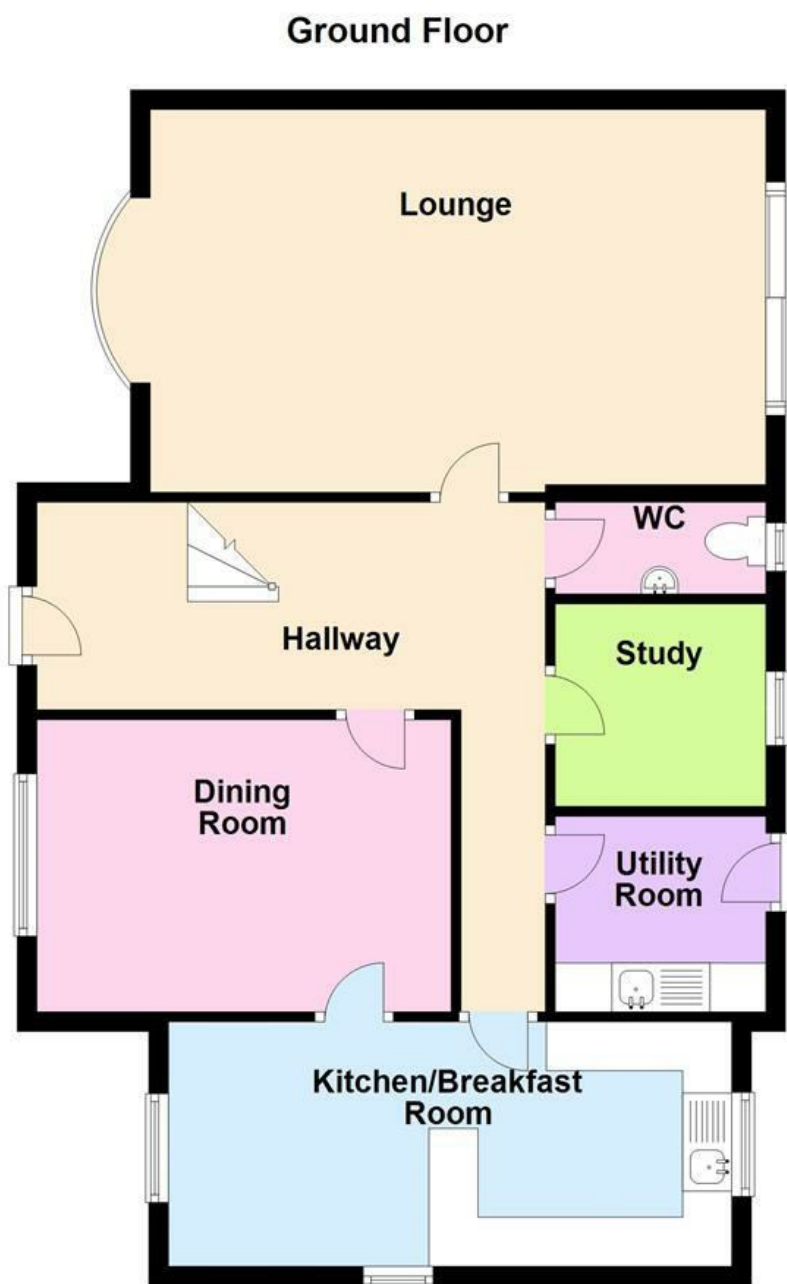
Church & Hawes

Est. 1977

Estate Agents, Valuers, Letting & Management Agents

Constructed by Messrs 'Goldings Homes' during the early mid 80's this delightful 4 bedroom detached executive house is arguably one of, if not the most functional and spacious 4 bedroom house designs available in town, it is ideally suited to the demanding family lifestyles of the 21st century! The accommodation includes 4 double bedrooms, with 4 piece ensuite bathroom to the master bedroom with built in and fitted wardrobes to compliment, refitted white 4 piece family bathroom. dual aspect lounge enjoying views over the secluded South facing rear garden, large dining room, study, large refitted Beech kitchen breakfast room with integrated appliances and utility room to compliment again with integrated appliances to remain, externally there is garaging for 2 cars with driveway parking for several more, the rear garden is a good size being South facing and secluded. All with PVCu glazing, gas heating and presented a high decorative standard. MUST BE SEEN.





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Plan produced using PlanUp.

Landing

Textured and coved ceiling, access to loft space via ladder with light, doors to:

Master Bedroom 14'5 x 10'6 (4.39m x 3.20m)

PVCu sealed unit double glazed window to rear, textured and coved ceiling, radiator, built in his and hers wardrobes, fitted double mirror front wardrobe, 2 wall lights, door to:

Ensuite Bathroom

Sealed unit double glazed velux window to rear, textured ceiling, chrome heated ladder towel rail, 5 piece suite comprising: Low level WC, Bidet, panel bath with mixer taps and shower attachment with tiled splash back, Pedestal wash hand basin, walk in tiled shower cubicle, shaver point.

Bedroom 2 13'8 x 9'9 (4.17m x 2.97m)

PVCu sealed unit double glazed window to front, textured and coved ceiling, radiator, airing cupboard with hot and cold 3 bar house pump and hot water cylinder.

Bedroom 3 12'8 x 9'9 (3.86m x 2.97m)

PVCu sealed unit double glazed window to front, textured and coved ceiling, radiator, ceiling fan, built in wardrobe.

Bedroom 4 10'6 x 8'5 (3.20m x 2.57m)

PVCu sealed unit double glazed window to rear, textured and coved ceiling, radiator, ceiling fan.

Family Bathroom

Obscure PVCu sealed unit double glazed window to rear, smooth plaster ceiling, heated chrome ladder towel rail, refitted white suite comprising: Low level WC, Vanity wash hand basin, Panel enclosed bath with mixer taps and shower attachment tiled splash surround, Quadrant shower cubicle with tiled walls and glazed screens, shaver point.

Ground Floor

Composite half obscure leaded light sealed unit double glazed entrance door to:

Hall

Textured and coved ceiling, radiator, stairs rise to first floor with understairs cupboard, door to:

G/F/ Cloakroom

Obscure PVCu sealed unit double glazed window to rear, textured ceiling, chrome heated ladder towel rail, refitted white suite comprising: Low level WC, Vanity wash hand basin with tiled splash back

Dining Room 13'8 x 10 (4.17m x 3.05m)

PVCu sealed unit double glazed window to front, textured and coved ceiling, radiator, two wall lights, door to kitchen and hallway.

Lounge 20'7 x 12'9 (6.27m x 3.89m)

Bay PVCu sealed unit double glazed window to front, PVCu sealed unit double glazed sliding patio doors to the Southerly facing rear garden, textured and coved ceiling, two radiators, feature brick fire place with raised tiled hearth and display mantle over, inset feature gas fire, TV aerial, dimmer switch.

Study 7'1 x 6'9 (2.16m x 2.06m)

PVCu sealed unit double glazed window to rear, textured and coved ceiling, radiator.

Kitchen Breakfast Room 19 x 8 (5.79m x 2.44m)

PVCu sealed unit double glazed window to front, rear and side, textured and coved ceiling, two radiators, tiled floor with under floor heating, refitted Beech kitchen comprising: Single drainer stainless steel one and a half bowl sink unit with mixer taps inset to work surface with integrated dishwasher under and cupboards, adjacent work surface with integrated fridge and freezer under and corner cupboard with pull out can racking, peninsula/breakfast bar forming partial room divider with cupboard under, double oven, inset induction hob with glass and stainless steel extractor fan over, double base and draw unit, ten wall cupboards with pelmet lighting under, matching upstands to the backs of the work surfaces, dimmer switch, halogen gantry lighting.

Laundry Room 7'2 x 6'6 (2.18m x 1.98m)

Half Obscure PVCu sealed unit double glazed door to rear garden, coved ceiling, radiator, tiled floor with under floor heating, continuation of the Beech kitchen units comprising: Single drainer stainless steel sink unit with mixer taps inset to work surface with cupboard and storage space under with plumbing for washing machine and space for tumble drier , wall cupboard and further cupboard concealing gas heating boiler serving domestic hot water and heating system.

Outside

Front

Laid mainly to lawn with flower and shrub beds with York stone chippings, side access to rear garden, outside tap, block paved driveway with parking for several cars leading to the garage.

Garage

Two up and over doors, light and power, eves storage space, PVCu half sealed unit double glazed door to garden.

Rear Garden

Secluded Southerly aspect, commencing with a block paved patio leading to lawn with flower and shrub borders and York stone chippings, corner patio terrace with gazebo over, outside power sockets and tap.

