



Ethelred Gardens, Wickford

£430,000

- Entrance Hall
- Kitchen/Diner 15'6 x 14'6
- Cloakroom & Bathroom
- Driveway to Front
- Living Room 17'2 x 15'6
- 3 First Floor Bedrooms
- Garden to Rear
- Close to Town and Station

3 BED SEMI-DETACHED. MUCH IMPROVED WITH REFITTED KITCHEN/DINER 15'6 X 14'6 (MAX), 17'2 LIVING ROOM, BATHROOM AND CLOAKROOM. DRIVEWAY TO FRONT. EASY MAINTENANCE GARDEN TO REAR. Situated in a popular and established location on the Swan Lane side of Wickford set within easy access of town centre and mainline station is this 3 bedroom semi-detached property benefitting from accommodation including living room 17'2 x 15'6, kitchen/diner 15'6 x 14'6, 3 first floor bedrooms, family bathroom and ground floor cloakroom. The property's specification includes double glazed windows and gas fired radiator heating, easy maintenance rear garden and driveway to front providing off street parking.



Council Tax Band: D



Double glazed opaque door and panelling to:

ENTRANCE HALL

Coved ceiling. Radiator.

CLOAKROOM

Suite comprising of low level WC and vanity wash hand basin. Tiled surround. Coved ceiling.

KITCHEN/DINER

15'6 x 14'6

Two double glazed window to front. Double glazed window to side. Range of refitted base and wall mounted units providing drawer and cupboard space with work top surface extending to incorporate inset sink unit. Integrated dishwasher, washer/dryer and fridge freezer. Built in oven, grill, microwave, hob and extractor fan above. Coved ceiling with spotlights. Upright radiator.

LIVING ROOM

17'2 x 15'6

Double glazed French doors to rear garden. Under stairs cupboard. Radiator. Coved ceiling.

FIRST FLOOR LANDING

Access to loft with ladder. Built in storage cupboards.

BEDROOM ONE

13'6 x 9'10

Double glazed window to front. Radiator.

BEDROOM TWO

12'6 x 7'10

Double glazed window to rear. Radiator. Coved ceiling.

BEDROOM THREE

9'6 x 7'4

Double glazed window to rear. Radiator. Coved ceiling.

BATHROOM

Double glazed opaque window to side. Suite comprising of low level WC, vanity wash hand basin and panel enclosed bath unit with shower and screen. Extensive tiled surround. Radiator/rail.

REAR GARDEN

Commencing with extensive paved patio to immediate rear with artificial lawn area with flower and shrub borders. Fencing to side and rear boundaries. Access via path and gate to side.

DRIVEWAY TO FRONT

The property benefits from driveway to front providing off street parking.

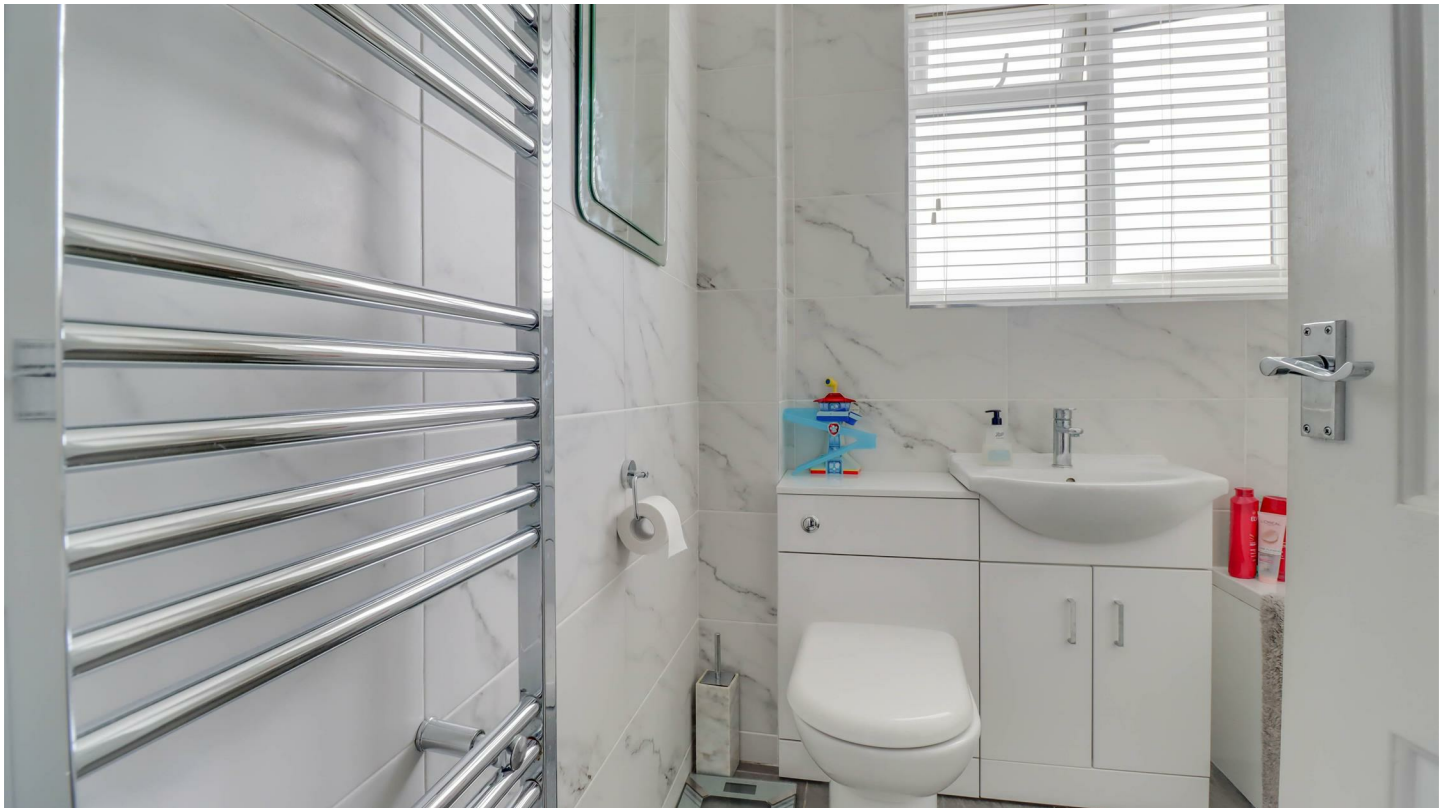
DISCLAIMER

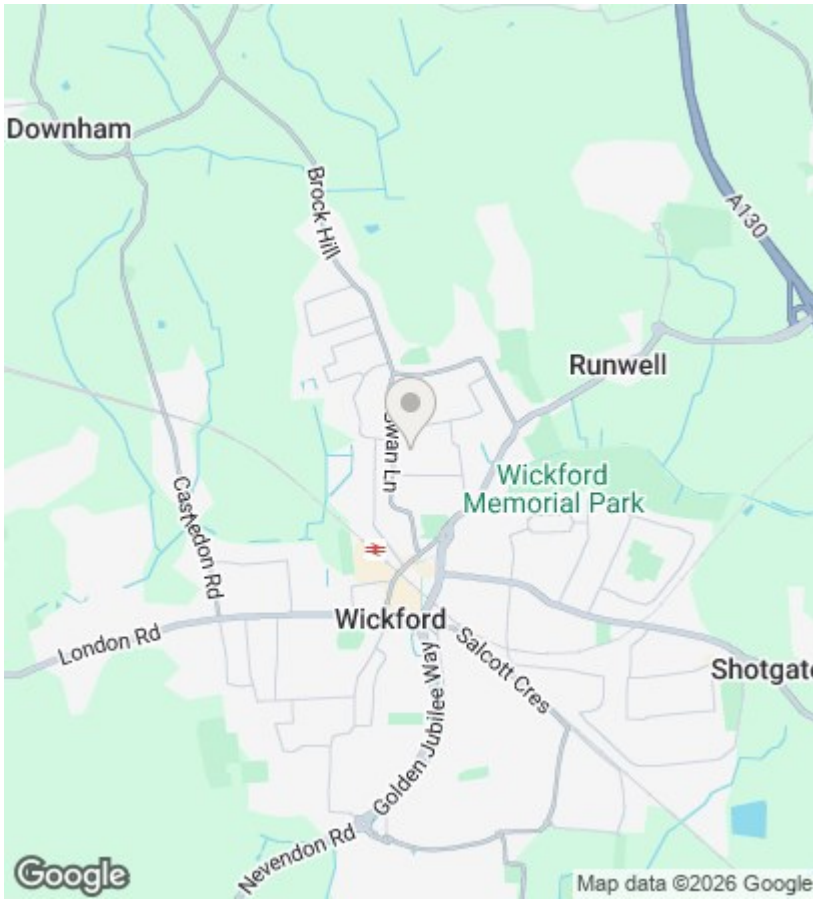
PLEASE NOTE - any appliances, fixtures, fittings or heating systems have not been tested by the agent as we are not qualified to do so. We



have relied on information supplied by the seller to prepare these details. Interested applicants are advised to make there own enquiries about the functionality.








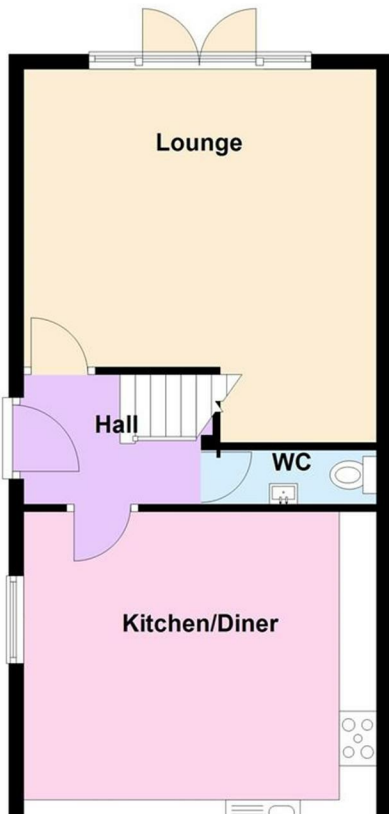
EPC Rating:

C

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	74	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC 	



Ground Floor



First Floor

