



Trinder Way, Wickford

£340,000

- EXTENDED FIVE BEDROOM SEMI DETACHED HOUSE
- CONSERVATORY
- POPULAR CUL DE SAC
- OFF STREET PARKING
- COUNCIL TAX - D - BASILDON
- REQUIRES MODERNISATION
- GARAGE
- NO ONWARD CHAIN
- WESTERLEY ASPECT REAR GARDEN
- EPC - D

A FIVE BEDROOM SEMI detached House, located in a popular cul de sac in WICKFORD requiring general modernisation. Over THREE FLOORS and with CONSERVATORY to rear there is also NO ONWARD CHAIN, GARAGE as well as a WESTERLEY facing garden as we are instructed on a corporate basis by a probate company. Keys are held for an immediate viewing.

5 1 1 D

Council Tax Band: D



Entrance Hall

Doors to accommodation,
stairs to first floor

Lounge

18 x 16 reducing to 10
Double glazed sliding
patio door to
CONSERVATORY

Kitchen

9'9 x 8'4
Double glazed door to
garden, window to flank,
single sink unit with mixer
taps, oven, hob and hood,
range of units with spaces
for appliances

Conservatory

17'6 x 10
Double glazed windows to
3 sides, polycarbonate
roof covering

First Floor Landing

Doors to accommodation,
stairs to second floor

Bedroom

13'7 x 8'5
Double glazed window to
rear

Bedroom

13'1 x 9'9
Double glazed window to
rear

Bedroom

7'8 x 7'1
Double glazed window to
front

Bathroom

Double glazed window
suite comprising corner

bath, pedestal wash hand
basin, bidet, low flush wc

Separate wc

Double glazed to side,
low flush wc

Top Floor Landing

Bedroom

9'8 x 7'7
Double glazed window to
rear

Bedroom

8'9 x 7'7
Double glazed window to
rear

Front Garden

Driveway leading to
integral garage

Rear Garden

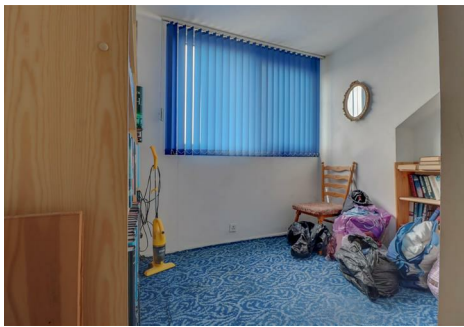
Of a WESTERLEY aspect
fenced and with side
access

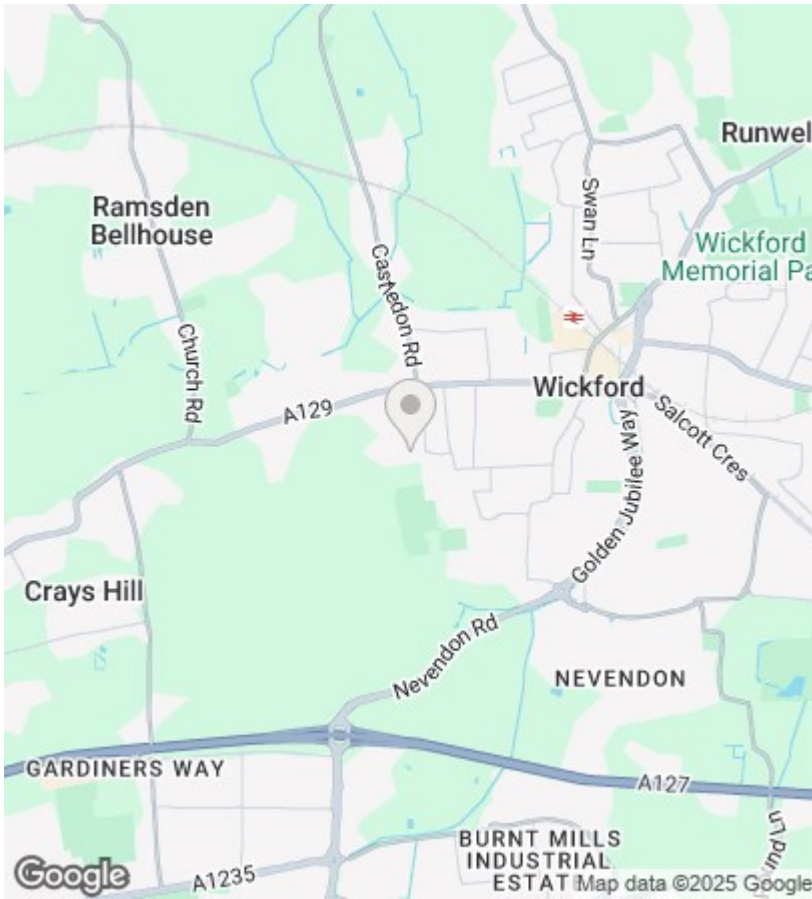
DISCLAIMER

PLEASE NOTE - any
appliances, fixtures,
fittings or heating systems
have not been tested by
the agent and 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:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		81
(69-80) C		
(55-68) D	59	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

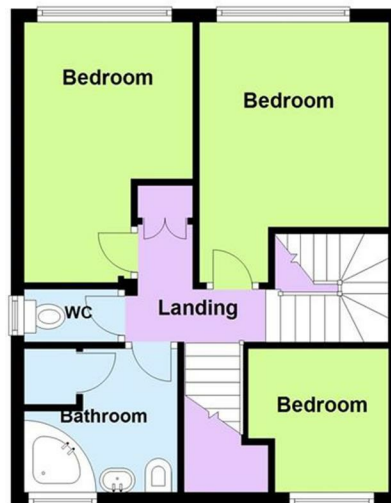
Ground Floor

Approx. 61.0 sq. metres (657.0 sq. feet)



First Floor

Approx. 40.1 sq. metres (431.3 sq. feet)



Second Floor

Approx. 20.4 sq. metres (219.3 sq. feet)

