

Barbour Green, Wickford

£335,000

- Lounge 13'6 x 13'4
- Refitted Kitchen 11'8 x 6'5
- Bedroom 2 11' x 7'4
- Garden to Rear
- Conservatory 10'10 x 10'10
- Bedroom 1 13'5 x 8'10
- Bathroom & Cloakroom
- Garage & Parking to Front

2 BEDROOM END TERRACED. GARAGE & PARKING SPACE. GARDEN TO REAR. 13'6 LOUNGE. 10'10 CONSERVATORY. 11'8 REFITTED KITCHEN. Situated on the popular Wick Meadows development within easy access of local shops, parks, town centre and mainline station is this 2 bedroom end terraced property benefitting from accommodation including lounge 13'6 x 13'4, conservatory 10'10 x 10'10, refitted kitchen 11'8 x 6'5, 2 first floor bedrooms, bathroom and ground floor cloakroom. The property's specification includes double glazed windows and gas fired radiator heating (untested) pleasant garden to rear, garage and parking to front. EPC Rating C. Basildon Council.



Council Tax Band:



Double glazed opaque door to:

ENTRANCE HALL

Radiator (untested).
Laminate finish to floor.
Under stairs shoe cupboard.

CLOAKROOM

Double glazed opaque window to front. Suite comprising of low level WC and pedestal wash hand basin. Radiator (untested). Tiled surround.

REFITTED KITCHEN

11'8 x 6'5
Double glazed window to front. Range of updated base and wall mounted units providing drawer and cupboard space with work top surface extending to incorporate inset sink unit with cupboard beneath. Recess for washing machine, dishwasher, cooker with extractor fan above (untested) and fridge freezer. Under stairs cupboard.

LOUNGE

13'6 x 13'4
Double glazed window to side. Two radiators (untested). Double glazed French doors to:

CONSERVATORY

10'10 x 10'10
Double glazed windows to sides and rear. Double glazed French doors to rear garden. Upright

radiator (untested).
Downlighters to ceiling.
Laminate finish to floor.

FIRST FLOOR LANDING

Access to loft.

BEDROOM ONE

13'5 x 8'10
Double glazed window to rear. Radiator (untested).
Built in wardrobe cupboards.

BEDROOM TWO

11' x 7'4
Double glazed window to front. Radiator (untested). Cupboard housing updated combi boiler (untested) and storage space. Fitted wardrobe cupboards.

FITTED BATHROOM

Double glazed opaque window to side. Refitted suite comprising of low level WC, vanity wash hand basin and panel enclosed bath unit with shower (untested) and screen. Extensive tiled surround. Radiator (untested). Tiling to floor.

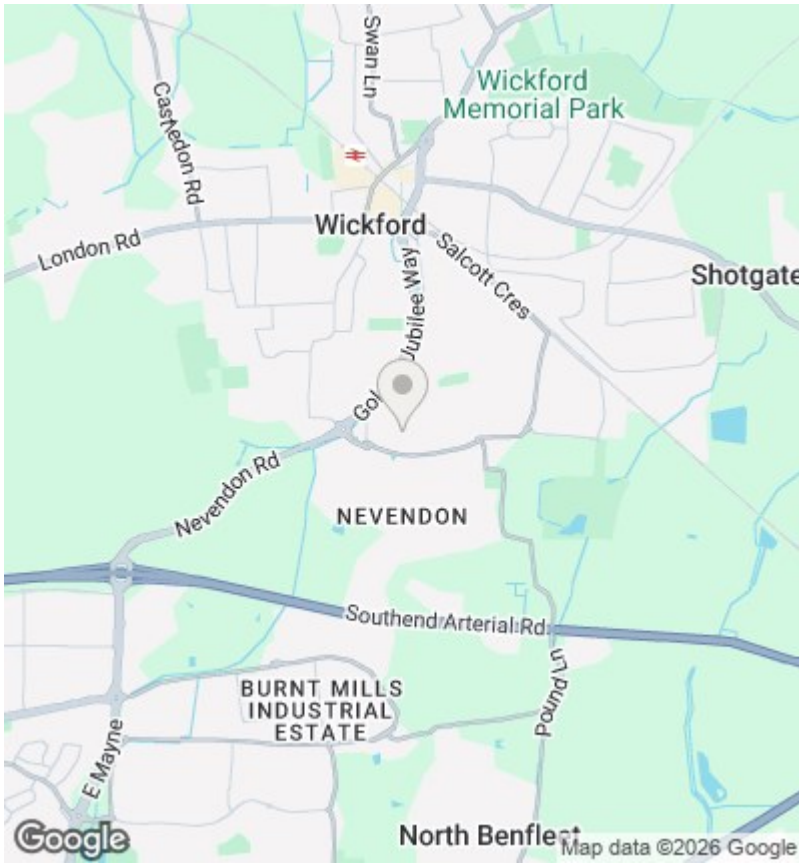
REAR GARDEN

Commencing with paved patio to immediate rear with remainder laid to artificial lawn. Gate to side. Courtesy door to:

GARAGE

UP and over door to front. Power and light connected (untested). Storage space in eaves. Parking space to front.



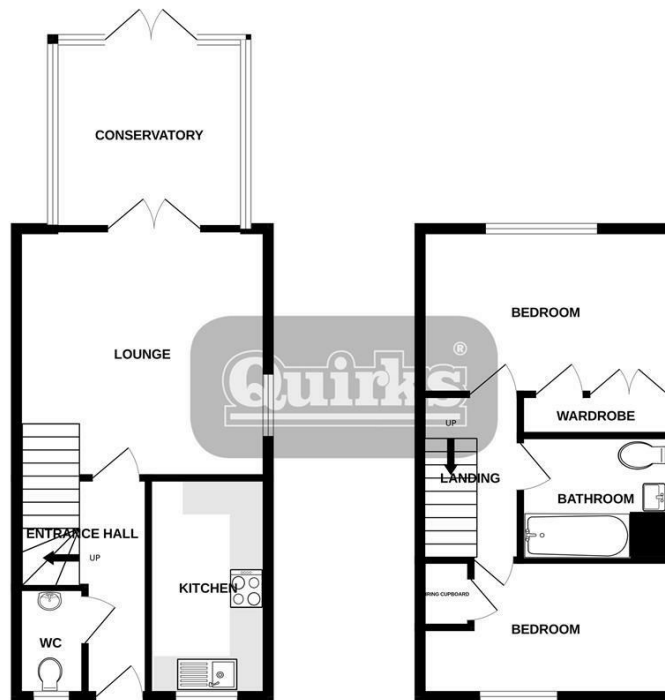


EPC Rating:

C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		89
(69-80) C	74	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

GROUND FLOOR



This floor plan is for illustrative purposes only. All representations including measurements, doors, windows and fixtures are approximate and NOT to scale. The total floor area includes all floor space associated with the property including garages and outbuildings as depicted. No appliances or services have been tested. Metroplan ©2017. Made with Metropix ©2004.