



Pleshey Close, Wickford

£410,000

- Living Room 16'10 x 10'6
- Kitchen/Breakfast Room 26'10 x 7'11
- 3 First Floor Double Bedrooms
- Garden to Rear
- Driveway
- Conservatory/Dining Room 10'8 x 10'2
- Snug 9'2 x 7'10
- Shower Room
- Storage to Remainder of Garage

3 DOUBLE BEDROOMS. 16'10 LIVING ROOM. 17'8 KITCHEN/BREAKFAST ROOM. 9'2 SNUG. RECENTLY FITTED SHOWER ROOM & CLOAKROOM. DRIVEWAY. Situated on the Wick Meadows development close to local shops and within close proximity to town centre and mainline station is this 3 bedroom property benefitting from accommodation including living room 16'10 x 10'6, conservatory/dining room 10'8 x 10'2, kitchen/breakfast room 17'8 x 8', snug 9'2 x 7'10, 3 first floor bedrooms, recently refitted shower room and ground floor cloakroom. The property's specification includes double glazed windows and gas fired radiator heating (untested) garden to rear and remainder of garage for storage and driveway providing off street parking.



Council Tax Band: D



Entrance door to:

SPACIOUS ENTRANCE HALL

Double glazed opaque panelling to front. Under stairs cupboard. Radiator (untested). Coved ceiling. Laminate finish to floor.

CLOAKROOM

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

LIVING ROOM

16'10 x 10'6

Coved ceiling. Brick mock fireplace. Radiator (untested). Laminate finish to floor extending to:

CONSERVATORY/DINING ROOM

10'8 x 10'2

Brick base and double glazed windows to sides and rear. French doors to rear garden. 2 Radiators.

KITCHEN/BREAKFAST ROOM

17'8 x 8

Double glazed window and double glazed door to rear garden. Range of base and wall mounted units providing drawer and cupboard space with work top surface extending to incorporate inset sink unit with cupboard beneath. Space for washing machine, dishwasher, fridge freezer and tumble dryer. Built in oven, hob and extractor fan above (all untested). Radiator (untested). Tiled surround. Tiled laminate floor extending open plan to:

SNUG

9'2 x 7'10

Part converted from garage.

Coved ceiling with downlighters.

FIRST FLOOR LANDING

Double glazed opaque window to side. Coved ceiling. Access to loft which we understand is part boarded with ladder. Updated combi boiler (untested).

BEDROOM ONE

13'8 x 9'8

Double glazed window to rear. Radiator (untested). Coved ceiling.

BEDROOM TWO

13'10 x 8'10

Double glazed window to rear. Radiator (untested). Coved ceiling.

BEDROOM THREE

12'4 x 8'2

Double glazed window to front. Radiator (untested). Coved ceiling. Over stairs cupboard.

SHOWER ROOM

6'9 x 5'2

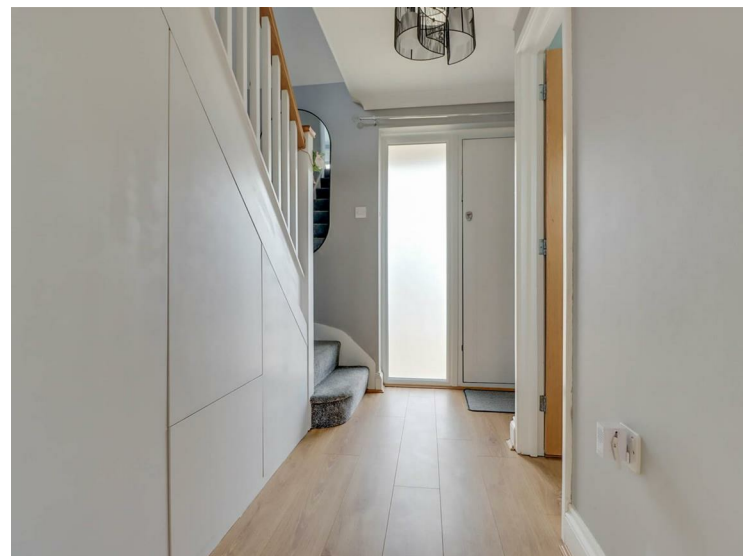
Recently refitted suite comprising of low level WC, vanity wash hand basin and frameless shower cubicle. Tiled surround. Radiator/rail (untested).

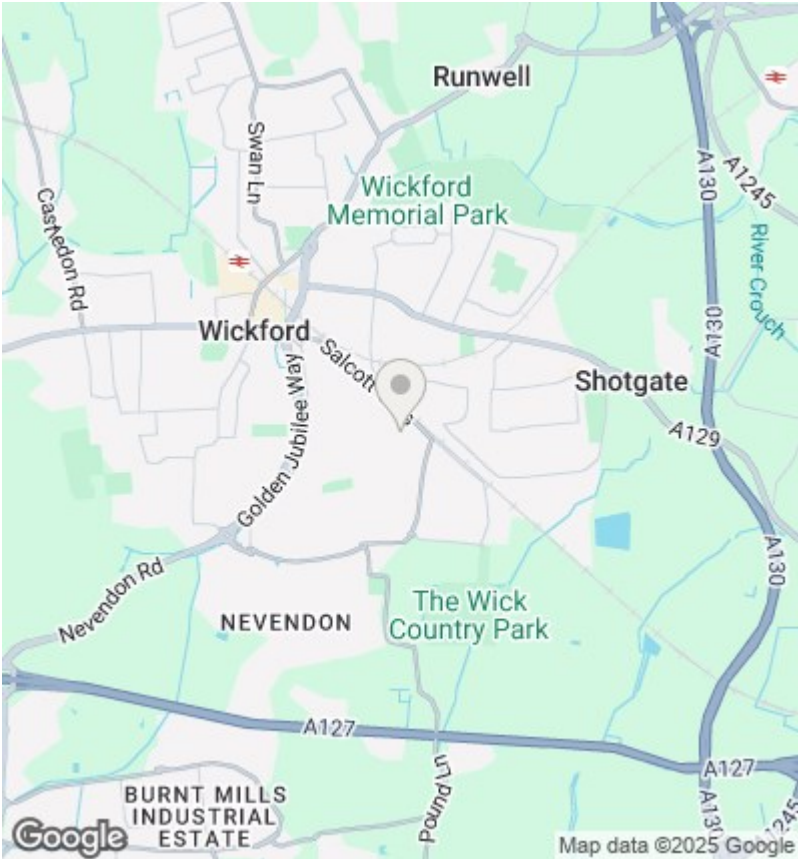
REAR GARDEN

Commencing with paved patio with raised beds. Updated fencing to boundaries. Access via path and gate to side.

PART INTEGRAL GARAGE

Up and over door to front. Storage to remainder of garage. Independent driveway providing off street parking.



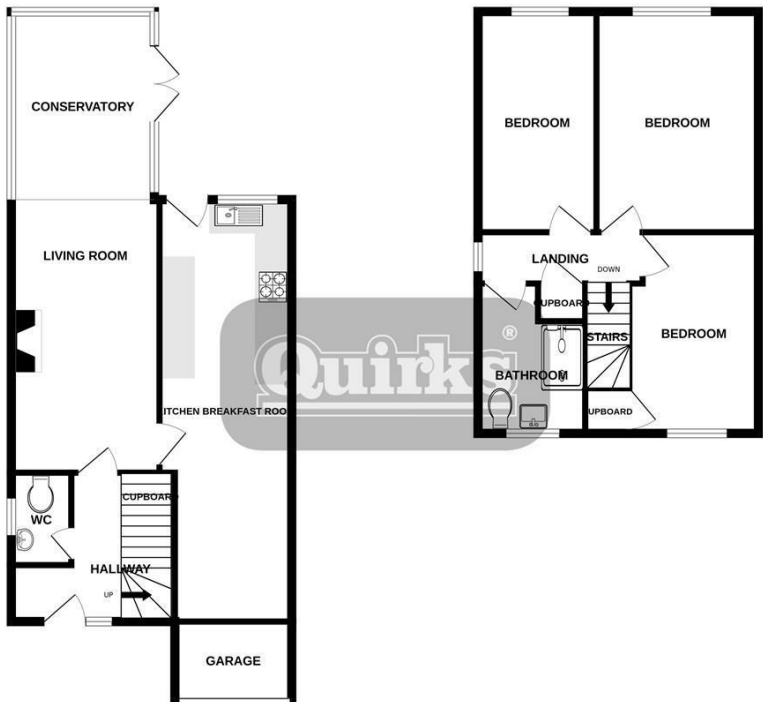


EPC Rating:
D

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

GROUND FLOOR

1ST 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. Metropix ©2021
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