



Southend Road, Wickford, Wickford, Essex

£585,000

- Living Room 16'8 x 11'10
- Dining Room 13'6 x 9'10
- Conservatory 10'8 x 9'6
- Kitchen/Breakfast Room 15' x 8'10
- 4 First Floor Bedrooms
- 3 En-suite, Bathroom & Cloakroom
- Garden to Rear NO ONWARD CHAIN
- Part Converted Garage & Driveway

4/5 BEDROOM DETACHED. 16'8 LIVING ROOM. 13'6 DINING ROOM. 10'8 CONSERVATORY. 3 EN-SUITES.
PART CONVERTED GARAGE. DRIVEWAY TO FRONT. Located on the Southend Road set within easy access of town centre, mainline station, park and schools is this 4/5 bedroom detached property benefitting from living room 16'8 x 11'10, dining room 13'6 x 9'10, dining room 13'6 x 9'10, conservatory 10'8 x 9'6, kitchen/breakfast room 15' x 8'10, 2 utility rooms, study 9'2 x 7'8, 4 first floor bedrooms, 3 en-suites. dressing room and family bathroom. The property further benefits from games room/bedroom 5 16' x 8' to the second floor. The property's specification includes double glazed windows, gas fired radiator heating (untested), garden to rear, part converted garage and driveway to front providing off street parking. NO ONWARD CHAIN.



Council Tax Band: E



Double glazed opaque door to:

ENTRANCE PORCH

Double glazed opaque windows to front and side. Part glazed door to:

ENTRANCE HALL

Radiator (untested). Under stairs cupboard. Covered ceiling.

CLOAKROOM

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

LIVING ROOM

16'8 x 11'10

Double glazed window to front. Radiator (untested). Fireplace. Glazed double doors to:

DINING ROOM

13'6 x 9'10

Radiator (untested). Covered ceiling.. Double glazed French doors and panelling to:

CONERVATORY

10'8 x 9'6

Double glazed windows to sides and rear. Air conditioning unit (untested). Double glazed French doors to rear garden.

KITCHEN/BREAKFAST ROOM

15' x 8'10

Double glazed window to rear. 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.

Integrated appliances (all untested). Built in oven, microwave and hob with extractor fan above (all untested). Tiling to floor and surround.

UTILITY ROOM

7'6 x 5'4

Double glazed window and double glazed door to side. Additional base and wall mounted units. Butler sink. Space for fridge freezer.

STUDY

9'2 x 7'8

Double glazed window to side.

ADDITIONAL UTILITY

8'10 x 7'8

Double glazed window to side. Gas fired boiler (untested). Work top surface. Space for washing machine and tumble dryer.

FIRST FLOOR LANDING

Airing cupboard.

BEDROOM ONE

11'8 x 10'

Double glazed window to rear. Radiator (untested). Fitted bedroom furniture.

EN-SUITE

Double glazed opaque window to side. Suite comprising of low level WC, pedestal wash hand basin and shower cubicle. Radiator (untested). Extensive tiled surround.



DRESSING ROOM

8' x 6'

Double glazed window to rear. Range of fitted wardrobe cupboards.

BEDROOM TWO

10'8 x 10'

Double glazed window to front. Radiator (untested). Range of fitted wardrobe cupboards.

EN-SUITE

Suite comprising of low level WC, pedestal wash hand basin and shower cubicle. Radiator (untested). Extensive tiled surround.

BEDROOM THREE

11'10 x 8'

Double glazed window to front. Radiator (untested). Fitted wardrobe cupboards and drawers.

EN-SUITE

Double glazed opaque window to side. Suite comprising of low level WC, pedestal wash hand basin and shower cubicle. Radiator (untested). Extensive tiled surround.

BEDROOM FOUR

9' x 6'8

Double glazed window to front. Radiator (untested). Fitted wardrobe cupboards.

SPACIOUS BATHROOM

11' x 8'

Double glazed opaque windows to rear and side. 6 piece suite comprising of low level WC, bidet, his/hers wash hand basins, panel enclosed bath unit and shower cubicle. Extensive tiling to walls. Radiator (untested). Extractor fan (untested).

SECOND FLOOR

GAMES ROOM/BEDROOM

16' x 8'

Double glazed Velux style window to rear. Radiator (untested). Eaves cupboard. Air conditioning unit (untested). Door to walk in loft space with power and light (untested).

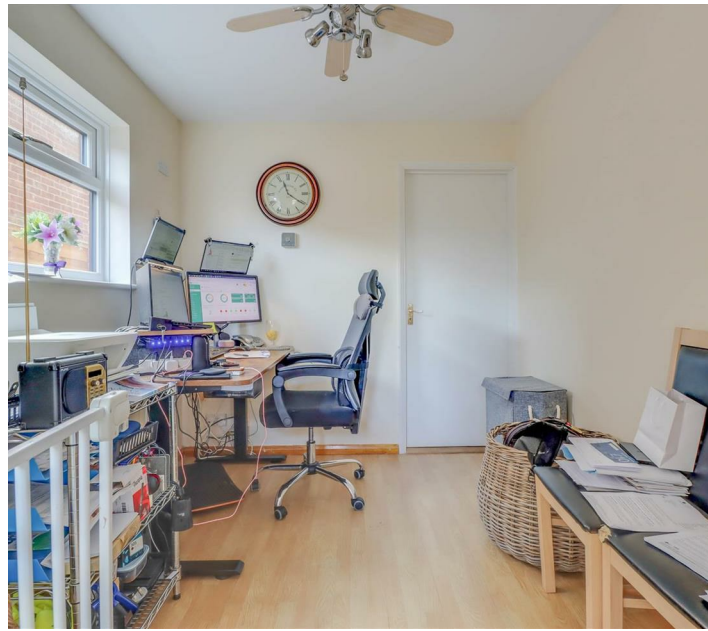
REAR GARDEN

Access to side. Built in recycling area. Shed/store to adjacent side. Outside light and points (untested).

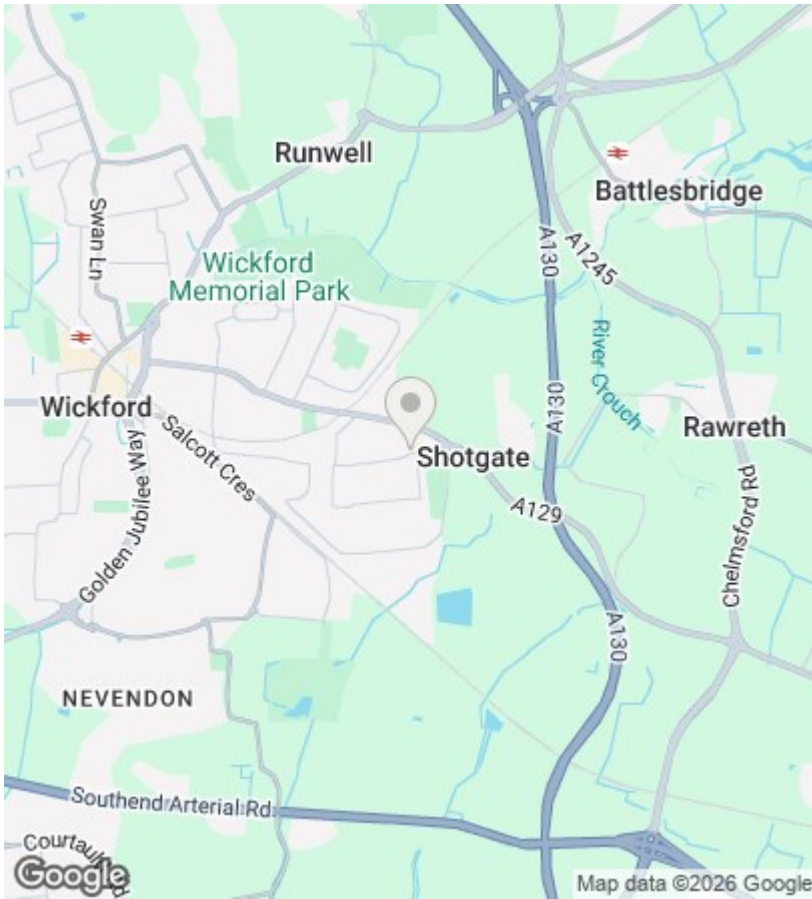
PART CONVERTED GARAGE

9'10 x 8'4

Power and light connected (untested).







EPC Rating:

D

| Energy Efficiency Rating | | |
|--|-------------------------|-----------|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | 62 | 71 |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England & Wales | EU Directive 2002/91/EC | |

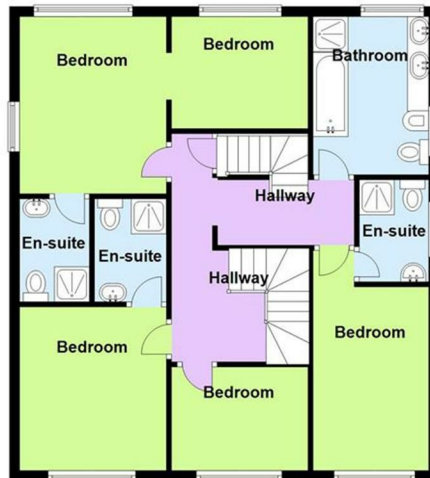
Ground Floor

Approx. 89.3 sq. metres (961.2 sq. feet)



First Floor

Approx. 75.6 sq. metres (813.3 sq. feet)



Second Floor

Approx. 55.0 sq. metres (592.2 sq. feet)

