



**SCOTT
MADDISON**

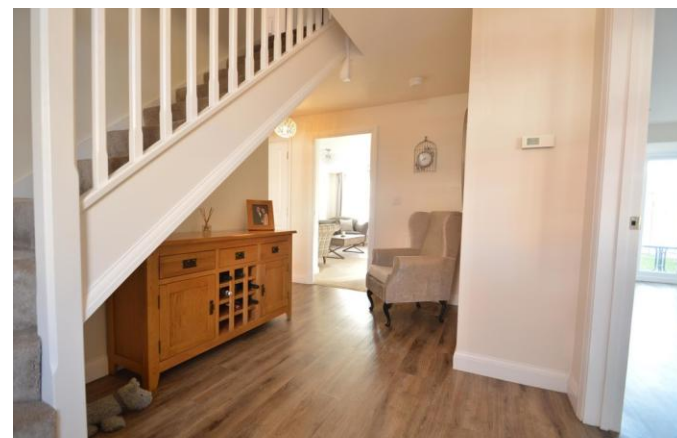


4 Richardson Lane

Halstead
CO9 1GP

Asking Price Of **£525,000**
Freehold

LUXURIOUS KITCHEN/BREAKFAST ROOM
DINING AREA
LOUNGE
GAS RADIATOR CENTRAL HEATING
DOUBLE GLAZING
FOUR BEDROOMS + EN-SUITE TO MASTER
GARAGE/PARKING





Half glazed composite entrance door to:

SPACIOUS L-SHAPED ENTRANCE HALL

Vinyl flooring. Double radiator. Built in double cupboard. Stairs rise to the first floor.

STUDY/OPTIONAL BEDROOM FIVE

9'3 x 9'1 Double glazed window to front. Radiator.

CLOAKROOM

Suite comprising low level WC and wash hand basin. Radiator. Double glazed window to side.

LOUNGE

16'6 x 12'2 Double radiator. A well lit room with double glazed windows to rear and side aspects. Double French doors to garden.

KITCHEN/BREAKFAST ROOM

14'10 x 13'6 A beautiful open plan arrangement. Vinyl flooring. Stainless steel one and a half bowl single drainer sink unit with superb sweeping worktop surfaces to both sides complimented by white veneer base units incorporating numerous cutlery drawers and matching wall cupboards. Integrated dishwasher. Built in five ring gas hob with extractor canopy over. Integrated fridge/freezer. Ceiling downlighting. Double glazed French doors to rear garden.

DINING AREA

13'5 x 9'4 into bay Radiator. Vinyl flooring. Double glazed bay window to front.



UTILITY ROOM

Comprising worktop. Base units and wall cupboard. Half glazed door to rear garden. Radiator.

FIRST FLOOR - LANDING

Access to loft space. Airing cupboard.

BEDROOM ONE

17'5 x 12'2 Double glazed window to both sides. Radiator. Two double and one single built in wardrobe cupboards.

EN-SUITE

Suite comprising walk in fully tiled double shower cubicle, low level WC and wash hand basin. Ladder radiator. Half tiled walls.

BEDROOM TWO

14'7 x 9'3 Double glazed window to front. Double radiator. Single wardrobe cupboard.

BEDROOM THREE

11'5 x 10'8 Double glazed window to front. Radiator.

BEDROOM FOUR

13'5 x 8'11 max Double glazed window to rear. Radiator.

BATHROOM

Suite comprising full length panelled bath, low level WC and wash hand basin. Walk in tiled shower cubicle with sliding door. Double glazed window to front. Ladder radiator.

OUTSIDE

The rear garden enjoys a sunny aspect. Sweeping path with remainder laid to lawn, enclosed by lapped panelled fencing and brick wall. Gate provides access to the SINGLE BRICK BUILT GARAGE with up and over door, power and light connected. Treble depth parking adjacent. The property enjoys a low maintenance sweeping corner plot with various flower and shrub display borders. Path to main entrance.

SERVICES

We understand that gas, water and electricity are connected to the property. We are advised there is a site maintenance annual charge approx. £130 per year.





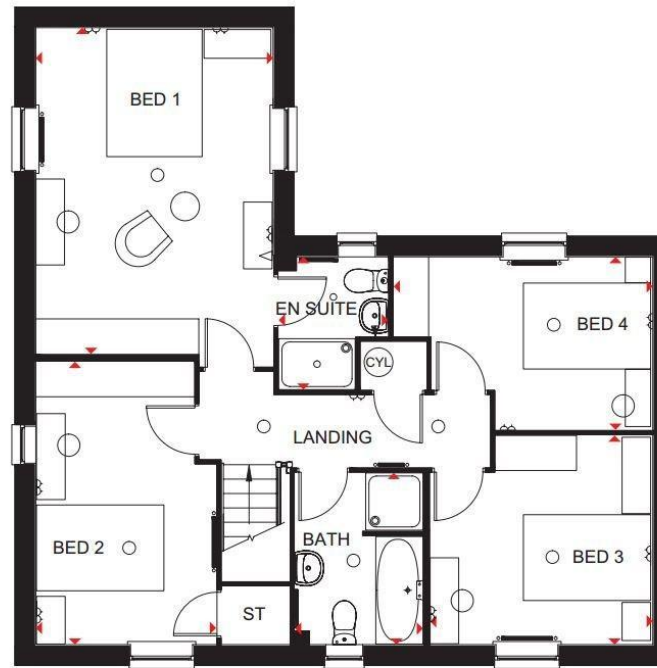
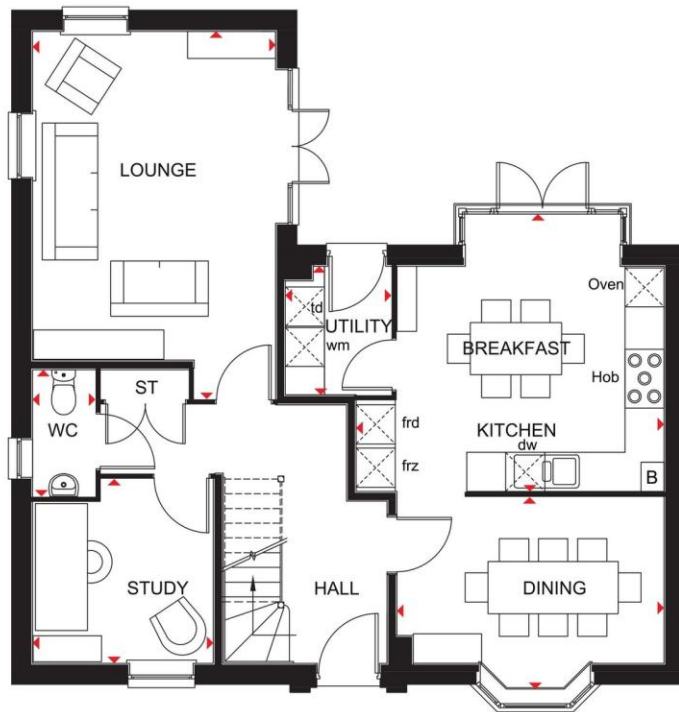


Local Authority
Council Tax Band
EPC Rating

Braintree District Council

F

B



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.