

EST. 1999

WILLIAMS AND DONOVAN

EXCELLENCE IN ESTATE AGENCY

Hawkwell Chase, Hawkwell, SS5 4NG



Guide Price £525,000 - £550,000

Situated in a sought after location is this stunning four bedroom detached bungalow, improved and maintained by the current owners to a very high specification throughout with modern fitted kitchen and shower room and offering spacious versatile accommodation, beautifully landscaped, secluded rear garden and own driveway providing off-street parking for several vehicles. Within walking distance to all of Hockley's local amenities.

Council Tax Band:D. EPC Rating: tbc.
Ref 19989

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Entrance via double glazed entrance door to

SPACIOUS ENTRANCE HALL

Full height walk-in storage cupboard. Coving to ceiling. Radiators.



BEDROOM ONE 13' 4" x 13' (4.06m x 3.96m)

Double glazed window to the front aspect. Coving to ceiling. Radiator.



BEDROOM TWO 15' 3" x 8' 10" (4.65m x 2.69m)

Double glazed bay window to the front aspect. Coving to ceiling. Radiator.



BEDROOM THREE 13' 4" x 7' 9" (4.06m x 2.36m)

Double glazed window to the side aspect. Coving to ceiling. Radiator.



BEDROOM FOUR 8' 10" x 7' 10" (2.69m x 2.39m)

Double glazed window to the side aspect. Coving to ceiling. Radiator.



LUXURY FITTED SHOWER ROOM

Obscure double glazed window to the side aspect. WC with concealed cistern. Inset wash hand basin with vanity storage below. Corner shower cubicle with thermostatic shower. Tiled floor. Tiled walls. Inset spot lights. Extractor fan. Heated towel radiator.



MODERN FITTED KITCHEN 11' 7" x 11' 5" (3.53m x 3.48m)

Double glazed window to the rear aspect. Double glazed door providing access to rear garden. Comprehensive range of modern, high gloss base and eye level units. Marble effect work surfaces. Inset one and half stainless steel sink drainer unit. Integrated twin electric oven. Separate gas hob with extractor chimney over. Space and plumbing for appliances. Tiled effect flooring. Plastered ceiling. Inset spot lights.



LOUNGE 15' 2" x 13' 11" (4.62m x 4.24m)

French doors from Hallway. Double glazed French doors, with adjacent full height windows, providing access to rear garden. Feature fireplace with inset fire. Coving to ceiling. Radiators.



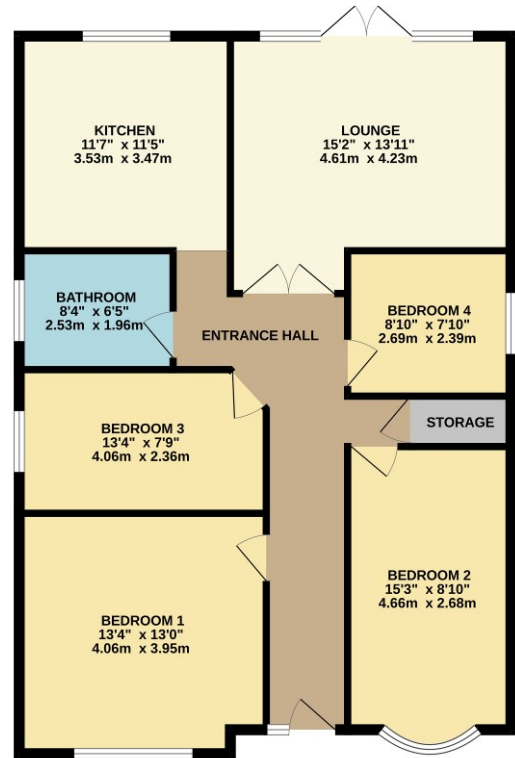
EXTERIOR

The **LOW MAINTENANCE, SECLUDED, LANDSCAPED REAR GARDEN** is paved with central artificial lawn area. Beds of flowers and shrubs to borders. Side gates providing access to front.



The **FRONT** has retaining brick wall and own block paved driveway providing off street parking for several vehicles.

GROUND FLOOR
1011 sq.ft. (93.9 sq.m.) approx.



TOTAL FLOOR AREA: 1011 sq. ft. (93.9 sq. m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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