



24 Tensing Gardens, Billericay CM12 9JX

Offers In Excess Of £475,000

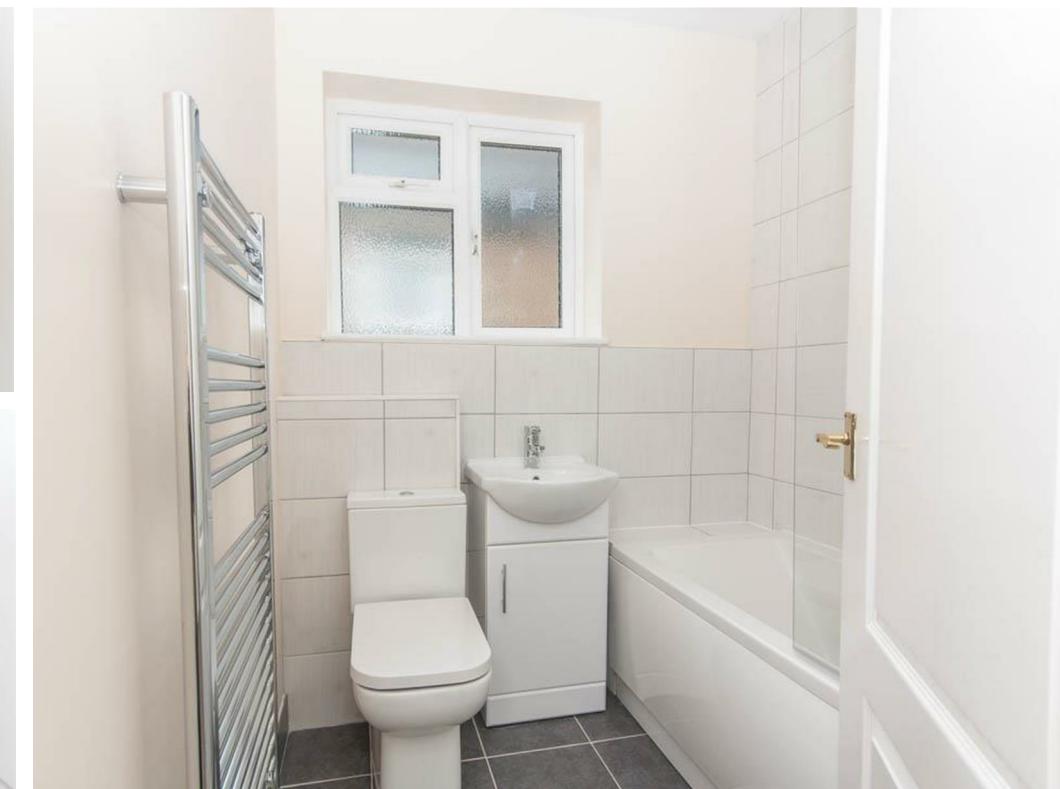
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24 Tensing Gardens Billericay CM12 9JX

MINUTES FROM THE HIGH STREET! UNDER OFFER!** A three bedroom semi-detached bungalow OFFERED WITH NO ONGOING CHAIN, located in a great position, close to Billericay High Street and within 2/3 of a mile from the train station.

The property offers an entrance porch leading to the hallway, with the lounge situated to the front, and main bedroom is located to the rear overlooking the good-size garden. There is an adjoining kitchen/breakfast room, fitted in a range of modern units, and a built-in oven, hob and cooker hood. To the rear is a lean to which could be used as a play area of study and has doors leading out of the garden. There are two further bedrooms and a modern family bathroom.

To the front of the bungalow is hardstanding providing off road parking and a shared driveway to the rear. The good-size south facing garden commences with a patio area, with the majority laid to lawn and a detached garage/storage.





ENTRANCE PORCH

ENTRANCE HALL

KITCHEN/BREAKFAST
ROOM

13'2 x 11'10 (4.01m x 3.61m)

LOUNGE

15 x 11 (4.57m x 3.35m)

LEAN TO/STUDY/PLAY
ROOM

13'0 x 5'10 (3.96m x 1.78m)

BEDROOM ONE

12'5 x 11 (3.78m x 3.35m)

BEDROOM TWO

10 x 8'7 (3.05m x 2.62m)

BEDROOM THREE

8'7 x 7'10 (2.62m x 2.39m)

BATHROOM

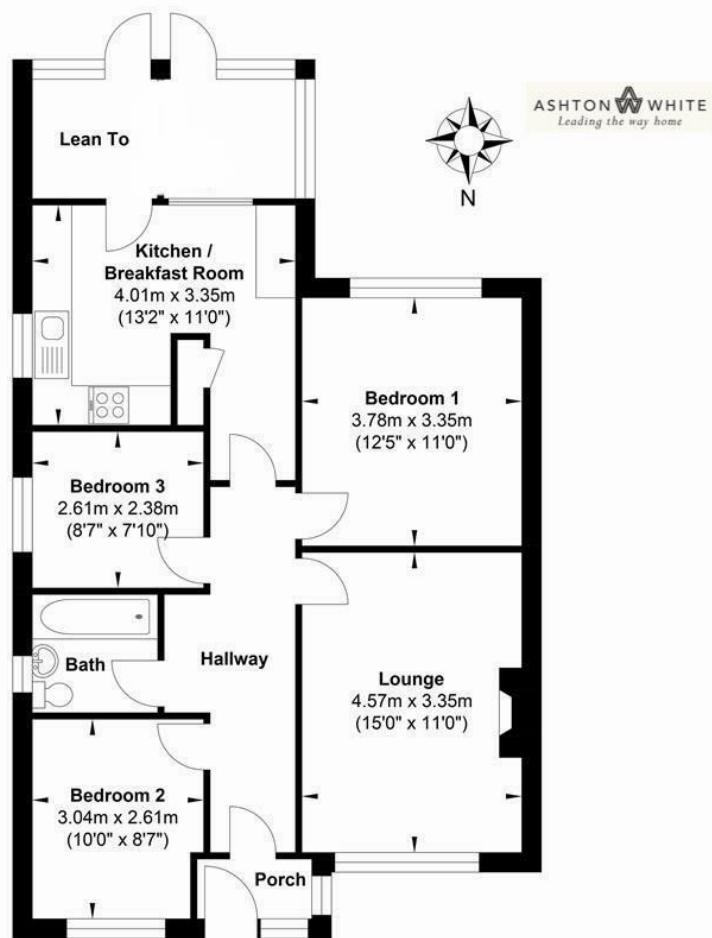
6'3 x 6'0 (1.91m x 1.83m)

ATTRACTIVE REAR
GARDEN

GARAGE

SHARED DRIVEWAY



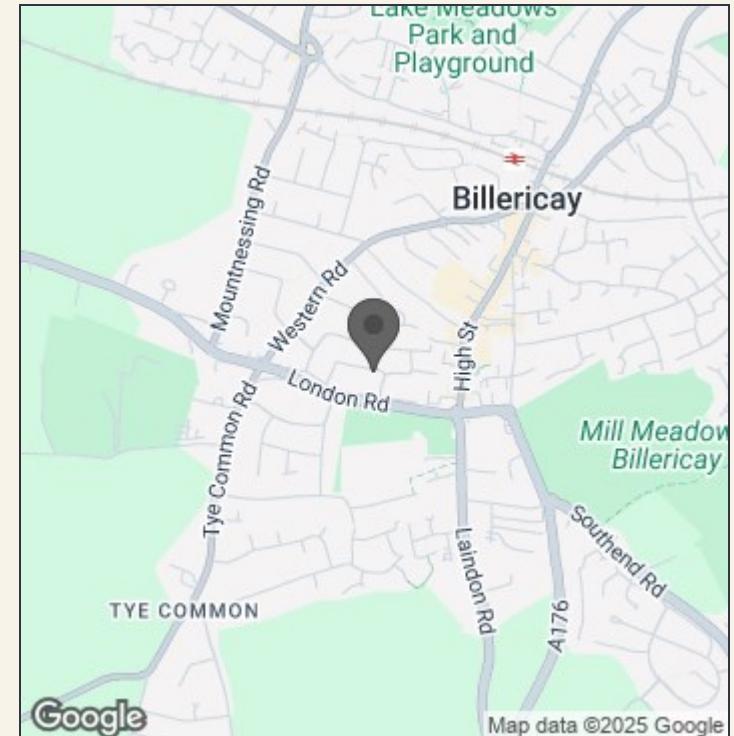


Gross Internal Floor Area : 80.69 m² ... 868.53 ft²

Whilst every attempt has been made to ensure the accuracy of the floor plan 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.

VIEWING: Strictly by prior arrangement with Ashton White Estate Agents.

THESE PARTICULARS DO NOT CONSTITUTE ANY OFFER OF CONTRACT EITHER DIRECT OR COLLATERAL NOR ARE THEY TO BE ACTED UPON AS REPRESENTATIONS. ALL INTERESTED PARTIES MUST THEMSELVES VERIFY THE ACCURACY OF THESE PARTICULARS.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	
(69-80) C		
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



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