



18 BULFORD CLOSE, BRAINTREE CM77

GUIDE PRICE £300,000

2 Bedrooms | 1 Bathrooms | 2 Receptions

**** NO ONWARD CHAIN **** Situated within a pleasant cul-de-sac within the highly sought after village of Cressing, Branocs Estates have pleasure in offering this vacant TWO bedroom bungalow presented in good order throughout, offering generous frontage and driveway parking for multiple vehicles, as well as a spacious rear garden laid largely to lawn. Further benefitting from a detached Garage, internally the property offers TWO reception rooms, and a good sized kitchen. The village of Cressing enjoys convenient access to both Braintree and Witham, and boasts a train station offering direct hourly service into London Liverpool Street. Viewing is highly recommended.



ACCOMMODATION

Entrance Hall

Laminate wood flooring, doors to;

Living Room 16'6" x 10'9" (5.04 x 3.30)

Laminate wood flooring, double glazed window to rear, radiator, TV point, door to Kitchen

Kitchen 10'2" x 8'11" (3.11 x 2.72)

Matching wall & base units, sink with central mixer tap, integral oven & gas hob with extractor over, space for washing machine, wall mounted boiler, tiled flooring, double glazed window to side, door to Conservatory

Bathroom

Wet room style bathroom with walk in shower, WC, pedestal hand wash basin, obscure double glazed window to side

Bedroom One 12'0" x 11'0" (3.68 x 3.37)

Carpet flooring, radiator, double glazed window to front aspect

Bedroom Two 9'0" x 8'11" (2.76 x 2.74)

Carpet flooring, double glazed window to front aspect, fitted wardrobes

Conservatory 15'10" x 9'6" (4.83 x 2.92)

Laminate wood flooring, patio doors leading to garden

EXTERIOR

Front

Block paved driveway leading to garage, remainder of frontage laid to lawn.

Rear Garden

Commencing with paved patio area leading to lawn garden. Vegetable patch with greenhouse to side, personnel door to garage, side access to front

Garage

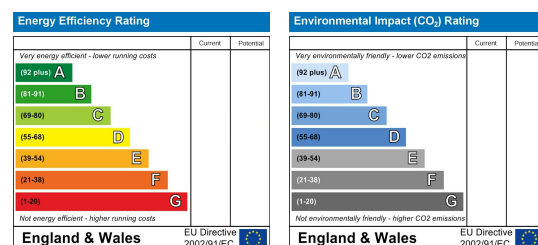
Up & over door, personnel door to garden, window to rear

Area Map



Floor Plans

Energy Efficiency Graph



Branocs endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.



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