



Cuckoo Way

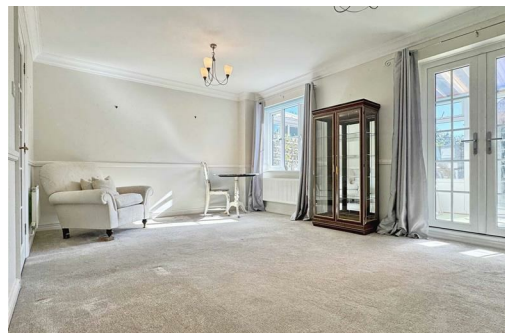
Great Notley, Braintree, CM77 7YG

Offers Over £315,000



Freehold
Tax Band: C

Boasting NO ONWARD CHAIN and offering an UNOVERLOOKED sunny rear garden, spacious 17' lounge/diner, kitchen & CONSERVATORY plus a GARAGE and parking for two vehicles is this TWO DOUBLE bedroom mid-terrace property. Benefiting from an EN-SUITE to master, bathroom and d/stairs cloakroom and ideally located in the sought after Great Notley Garden Village, just a short walk to all local shops/amenities & popular schools. Ideal for first time buyers!!



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The accommodation, with approximate room sizes, is as follows:

GROUND FLOOR ACCOMMODATION:

ENTRANCE HALL:

Stairs to first floor, radiator, laminate flooring and smooth coved ceiling.

CLOAKROOM:

Opaque double glazed window to front aspect (fitted with shutters), low level WC, inset wash hand basin with tiled splash back, radiator, vinyl flooring and smooth ceiling.

KITCHEN:

9'09 x 9'06 (2.97m x 2.90m)

Double glazed window to front aspect (fitted with shutters), a series of matching base and wall units, roll top work surfaces incorporating large ceramic sink with central mixer tap, built-in oven, gas hob with extractor over, integrated fridge/freezer, space for dishwasher and washing machine, wall-mounted boiler (in cupboard), tiled flooring and smooth ceiling with sunken spotlights.

LOUNGE / DINER:

17'06 x 11'11 (5.33m x 3.63m)

Double glazed window to rear aspect, two radiators, carpeted flooring and smooth coved ceiling. French doors to conservatory.

CONSERVATORY:

7'11 x 6'03 (2.41m x 1.91m)

UPVC construction with sloping polycarbonate roof, laminate flooring. Door to rear garden.

FIRST FLOOR ACCOMMODATION:

LANDING:

Double glazed window to front aspect (fitted with shutters), loft access, airing cupboard and built-in storage cupboard, radiator, carpeted flooring and smooth coved ceiling.

MASTER BEDROOM:

10'07 x 10'00 (3.23m x 3.05m)

Double glazed window to rear aspect, built-in wardrobes, radiator, carpeted flooring and smooth coved ceiling.

EN-SUITE:

Enclosed and fully tiled double shower unit, low level WC, pedestal wash hand basin with tiled splash back, shaver point, extractor fan, radiator, vinyl flooring and smooth ceiling with sunken spotlights.

BEDROOM TWO:

10'07 x 7'05 (3.23m x 2.26m)

Double glazed window to front aspect (fitted with shutters), built-in wardrobes, radiator, carpeted flooring and smooth coved ceiling.

BATHROOM:

Opaque double glazed window to rear aspect, panelled bath with central mixer tap and shower attachment, low level WC, pedestal wash hand basin with tiled splash back, shaver point, extractor fan, radiator, vinyl flooring and smooth with sunken spotlights.

EXTERIOR:

REAR GARDEN:

Unoverlooked sunny rear garden comprising patio area to property rear with remainder mainly laid to lawn, mature shrub borders, gated rear access leading to garage and parking.

GARAGE, DRIVEWAY & PARKING:

Single garage fitted with up & over door. Driveway parking for two vehicles.

AGENTS NOTES:

Council Tax Band: C

For further information regarding this property, please contact Hamilton Piers.



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All measurements are a guide only and, therefore, can be approximated in some cases. If purchasing, fixtures and fittings, apart from those mentioned in the particulars, are to be agreed with the seller. Some particulars, please note, may also be awaiting the seller's approval. If clarification or further information is required, please contact us.

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