



## Corbett Place

Maldon, CM9 6FW

Freehold  
Tax Band: F

**Offers In Excess Of £500,000**



Boasting NO ONWARD CHAIN, a private SOUTH-FACING rear garden and impressive 29' kitchen/diner plus lounge and STUDY/PLAYROOM is this four DOUBLE bedroom detached property. Benefiting from a GARAGE (potential to convert\*) plus CARPORT for two vehicles, an EN-SUITE to master bedroom, family bathroom & d/stairs cloakroom. Constructed in 2018 and ideally tucked away in a CUL-DE-SAC location with convenient access to Maldon High Street, local shops/amenities and schools plus Hatfield Peverel Station (7m) linking to London Liverpool Street. Internal viewings highly recommended!



# Corbett Place, Maldon, CM9 6FW

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

## GROUND FLOOR ACCOMMODATION:

### ENTRANCE HALL:

Secure main entry door, opaque double glazed windows to front aspect, stairs to first floor, under stairs storage cupboard, radiator, Amtico flooring.

### CLOAKROOM:

Low level WC, pedestal wash hand basin, radiator, tiled flooring.

### STUDY / PLAYROOM:

12'6 x 9'6 (3.81m x 2.90m)

Double glazed window to front aspect, radiator, Amtico flooring. Double doors to kitchen/diner.

### LOUNGE:

16'4 x 10'6 (4.98m x 3.20m)

Double glazed window to front aspect, radiator, carpeted flooring.

### KITCHEN / DINER:

29'6 x 18'2 max (8.99m x 5.54m max)

Double glazed windows to rear aspect, a series of matching base and wall units, edged work surfaces in Quartz incorporating a one and a half bowl sink with central mixer tap and drainer, built-in double oven, gas hob with extractor hood over, integrated fridge/freezer and dishwasher, space for washing machine, radiators, tiled flooring. French doors to rear garden and part double glazed door to side aspect.

## FIRST FLOOR ACCOMMODATION:

### GALLERIED LANDING:

Feature double glazed window to front aspect, loft access, airing cupboard, carpeted flooring.

### MASTER BEDROOM:

13'8 x 10'11 (4.17m x 3.33m)

Double glazed window to rear aspect, radiator, carpeted flooring.

### EN-SUITE:

Opaque double glazed window to rear aspect, enclosed and fully tiled double shower unit, low level WC, pedestal wash hand basin, radiator, tiled flooring.

### BEDROOM TWO:

10'10 x 10'9 (3.30m x 3.28m)

Double glazed window to front aspect, radiator, carpeted flooring.

### BEDROOM THREE:

11'2 x 9'8 (3.40m x 2.95m)

Double glazed window to front aspect, radiator, carpeted flooring.

### BEDROOM FOUR:

13'3 x 7'8 (4.04m x 2.34m)

Double glazed window to rear aspect, radiator, carpeted flooring.

### FAMILY BATHROOM:

Panelled bath with central mixer tap and shower attachment, low level WC, pedestal wash hand basin, radiator, tiled flooring.

### EXTERIOR:

#### REAR GARDEN:

Private enclosed rear garden comprising patio area to property rear and sides with remainder laid to artificial lawn, hot tub (subject to negotiation), shrubs and flower beds, access to garage and gated side access to driveway.

#### GARAGE & CARPORT:

21'0 x 9'10 (6.40m x 3.00m)

Sizeable detached garage (potential to convert\*) fitted with power, lighting and up & over door. Carport with parking for two vehicles.

### AGENTS NOTES:

Council Tax Band: F

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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