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## Reeds Way, Wickford Asking price £400,000

Beautifully presented and exceptionally spacious throughout, this impressive two double bedroom bungalow offers stylish, turn-key living in a highly sought-after location, ideal for a wide range of buyers.

The property boasts a generous living room, thoughtfully designed with a contemporary media wall and air-conditioning unit, creating a modern yet inviting space perfect for both relaxing and entertaining. To the rear, the large kitchen/diner is fitted with sleek, modern built-in units and provides ample space for dining and socialising, with direct access to the rear garden, seamlessly blending indoor and outdoor living.

The bungalow offers two well-proportioned double bedrooms, both benefiting from air-conditioning to ensure comfort all year round. A modern, stylish bathroom completes the internal accommodation, finished to a high standard with quality fittings.

Externally, the property continues to impress with off-street parking and a garage with power and lighting, ideal for secure parking, storage, or workshop use. The sizeable rear garden provides an excellent outdoor space for relaxation and entertaining and also offers potential for a fully self-contained outbuilding or garden room, subject to the necessary permissions.

Ideally located close to local amenities, schools, and transport links, this superb bungalow combines space, style, and convenience, making it a fantastic opportunity not to be missed.





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			86
(81-91) B			
(69-80) C			
(55-68) D		68	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	



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