



Southend Road | Hockley | SS5 4QH

£425,000

bear
Estate Agents

Bear Estate Agents are delighted to present this beautifully modernised two bedroom semi-detached bungalow. Located within walking distance of Hockley High Street and Hockley train station, the property is ideally positioned for access to local amenities, shops, and transport links.

The property has been fully refurbished throughout and benefits from newly fitted appliances, offering stylish and contemporary accommodation arranged across one level. Internally, the home boasts a spacious lounge, a modern fitted kitchen, and two generously sized bedrooms, all finished to a high standard.

Externally, the bungalow features a large rear garden, off-street parking, and a garage, with further potential to create a detached garage to enhance the property further. This superb home is perfectly suited to buyers seeking a move-in ready bungalow in a convenient and well-connected setting.

- Two Bedroom Semi Detached Bungalow
- Potential To Extend (SSTP)
- Walking Distance to Hockley Train Station and High Street
- Plans Passed For a Row Of Three Properties
- Newly Fitted Kitchen
- Open Plan Kitchen Diner
- Planning Application Reference Number: 23/00321/FUL
- No Onward Chain
- Modernised Throughout

Entrance

Access by gate to the side leading to Upvc double glazed door leading to the hallway.

Lounge

21'6 x 10'10 (6.55m x 3.30m)

Double glazed window to the side aspect, smooth ceiling with inset spotlights, vinyl flooring throughout, power points and open archway leading through to the kitchen diner.





Kitchen Diner

21'7 x 10'4 (6.58m x 3.15m)
Wall and base units with roll top work surface, electric hob with extractor fan, inset stainless steel sink and drainer, built in eye level oven and grill, double glazed windows and door to rear and tiled effect vinyl flooring.

Primary Bedroom

14'2 x 10'9 (4.32m x 3.28m)
Double glazed window to front aspect, wall mounted radiator, smooth ceiling, carpeted flooring throughout.

Second Bedroom

11'11 x10 (3.63m x3.05m)
Coving to ceiling, double glazed window to front aspect, wall mounted radiator, carpeted flooring throughout.

Bathroom

Three piece suite comprising panel bath with shower over, wash hand basin and low level WC, double glazed window to side aspect, tiled effect flooring.

Rear Garden

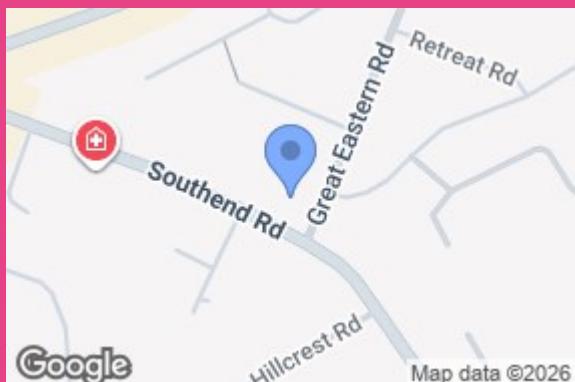
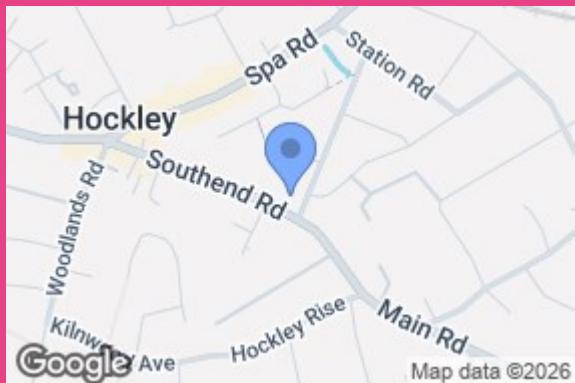
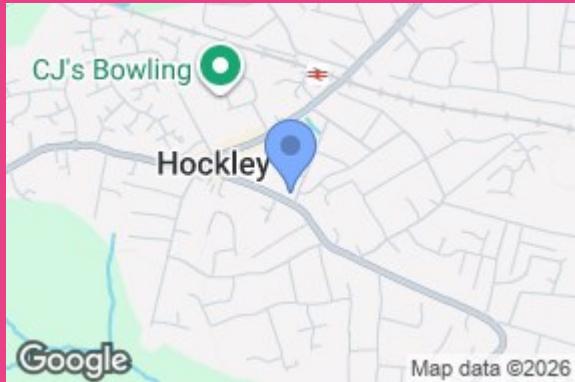
Mostly laid to lawn with slatted patio, the garden spreads to the side of the property behind the garage.

Garage

Access by up and over door to front and door to side.

Front Garden

Off street parking for multiple cars and the remainder laid to lawn.



302 sq.ft. (28.1 sq.m.) approx.

LAYOUT: LOUNGE, KITCHEN/DINER, BEDROOM, BEDROOM 1, HALLWAY, BATHROOM

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs (A2 plus)	A	84
(B1-91)	B	
(B9-80)	C	
(D5-68)	D	
(E3-54)	E	46
(F21-38)	F	
(G1-20)	G	
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC

TOTAL FLOOR AREA : 302 sq.ft. (28.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misdescription. The floorplan 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.
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