



Crouch Avenue | | Hockley | SS5 6BP

£450,000

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Estate Agents

Nestled in the charming area of Hockley, Crouch Avenue presents an exceptional opportunity to acquire a semi-detached house that is both spacious and inviting. This delightful property boasts four well-proportioned bedrooms, including three generous double rooms, making it ideal for families or those seeking extra space.

The house features two reception rooms, providing ample room for relaxation and entertaining. These versatile spaces can be tailored to suit your lifestyle, whether you envision a cosy family lounge or a formal dining area. The layout of the home is designed to offer both comfort and functionality, ensuring that every member of the household can enjoy their own space.

Situated close to local amenities and schools, this residence is perfectly positioned for those who value accessibility, this property also provides ample off street parking for multiple vehicles. The nearby facilities cater to everyday needs, while the proximity to educational institutions makes it an excellent choice for families with children.

In summary, this semi-detached house on Crouch Avenue is a wonderful blend of space, comfort, and convenience. With its four bedrooms, two reception rooms, and three bathrooms, it offers a fantastic living environment in a desirable location. This property is not to be missed for anyone looking to settle in Hockley.

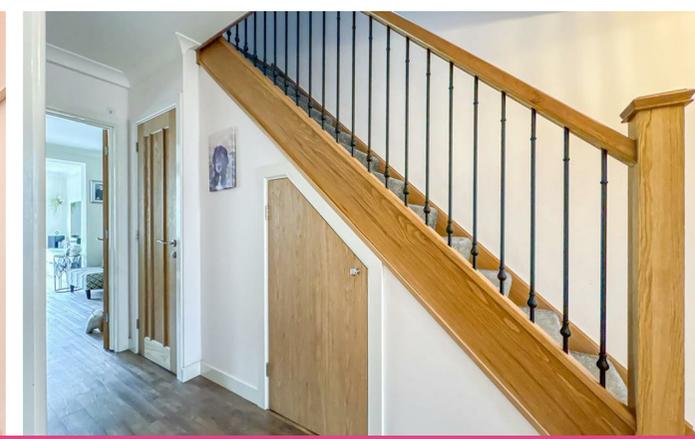
- Semi Detached Property
- Four Bedrooms
- Close To Local Amenities
- Modern Finish Throughout
- Off Steet Parking
- Side Access To The Rear
- Open Plan Living Diner
- Downstairs WC

Porch

Ceiling mounted light fitting, wooden effect vinyl flooring, composite front door with window surround, tiled surrounds.

Hallway

Ceiling mounted light fitting, wooden effect vinyl flooring, radiator, access to kitchen and diner, downstairs WC with under stairs storage and oak wooden door.





Downstairs WC

Ceiling mounted light fitting, wooden effect vinyl flooring, Low-level WC, washbasin with integrated storage unit and oak wooden door.

Kitchen

16'05x7'8 (5.00mx2.34m)
Spotlights, window to front, tiled flooring, tiled surrounds, oak wooden door, range of wall and floor mounted units, integrated oven, integrated dishwasher, washing machine and tumble dryer, wine cooler, space for fridge freezer.

Dining Area

11x8'1 (3.35mx2.46m)
Spotlights, window to side, UPVC door, oak wooden door, radiator, breakfast bar with integrated storage.

Living Area

22'5x14'6 (6.83mx4.42m)
Two ceiling mounted light fittings with wood effect vinyl flooring, oak wooden door, space for dining table, bifold doors lead to rear garden.

Landing

Carpeted stairs leading to the landing, with an oak handrail, access to the loft by the loft hatch and ladders and access to all bedrooms and bathrooms.

Bedroom One

16'1x13'9 (4.90mx4.19m)
Spotlights and singular ceiling mounted light fitting, oak wooden door, carpeted, radiator, fitted wardrobes, double window to rear, access to ensuite.





Ensuite

Spotlights, wooden affect vinyl flooring, window to rear, part tiled walls, walk-in shower, low-level WC, wash hand basin, heated towel rail

Bedroom Two

16x8'4 (4.88mx2.54m)

Spotlights, carpeted, radiator, window to front and oak wooden door.

Bedroom Three

9x8'5 (2.74mx2.57m)

Spotlights, carpeted, radiator, window to side, oak wooden door and integrated wardrobe space.

Bedroom Four

5'9x9'9 (1.75mx2.97m)

Ceiling mounted light fitting, wood affect vinyl flooring, radiator, window to front and oak wooden door.

Bathroom

Spotlights, tile effect vinyl flooring, obscured window, part tiled walls, bath, separate walk in shower, unit low-level WC, wash handbasin with integrated storage, heated towel rail

Rear Garden

Side access, commences an immediate sandstone tiled patio, access to front via side, fenced surrounds and continued sandstone tiled patio to the rear.





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		86
(81-91)	B		
(69-80)	C	67	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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