Broadlands Road | | Hockley | SS5 5DT

£425,000

bear
Estate Agents

NO ONWARD CHAIN

Bear Estate Agents are delighted to present this stunning three-bedroom semi-detached home offering generous living accommodation, a sizeable rear garden and excellent potential for improvement, all ideally positioned close to Hockley Station and local amenities.

This well-proportioned property provides a bright and flexible layout throughout, featuring a comfortable lounge, separate dining area and a fitted kitchen with direct access to the garden. The home further benefits from a particularly large family bathroom and three well-sized bedrooms, making it an ideal opportunity for growing families or those looking to modernise and create their perfect home.

Externally, the property boasts a spacious rear garden with ample room for outdoor entertaining and family enjoyment, along with useful shed storage. Additional benefits include off-street parking and a garage, providing both convenience and practicality. Situated within easy reach of Hockley's shops, schools and mainline railway station, this home combines space, potential and a highly convenient location.

- Semi Detached House
- Spacious Rear Garden
- Large Family Bathroom
- Garage
- Close To Local Amenities And Hockley Station
- Off Street Parking

Hallway

6'5 x 13'8 (1.96m x 4.17m)
UPVC door with obscured glass window and window surround to front. Ceiling mounted light fitting, wall mounted radiator, under stairs storage with storage area with window to side and carpeted throughout.

Lounge

16'8 x 11'1 (5.08m x 3.38m)
Ceiling mounted light fitting, large bay window to front, wall mounted radiator, gas fire with brick features surround and carpeted throughout.

Kitchen Area

6'10 x 8'10 (2.08m x 2.69m)
Ceiling mounted light fitting, window to side and vinyl flooring. Range of wall and floor mounted units including oven with extractor fan overhead and stainless steel sink and dryer unit.

Dining Area
10'6 x 12'5 (3.20m x 3.78m)
Ceiling mounted light fitting, wall mounted radiator, feature panelled wall area and carpeted throughout.

Living Area
15'7 x 9'4 (4.75m x 2.84m)
Wall mounted light fitting, triple window to rear with UPVC door and window surround to side and carpeted throughout.

Downstairs Shower Room
5'4 x 9'2 (1.63m x 2.79m)
Ceiling mounted light fitting, obscured window to side, wall mounted radiator with heated towel rail, fully tiled walls, wash hand base in with integrated storage, fixed storage unit, walk-in shower, low-level WC and tiled flooring throughout.

Landing
Ceiling mounted light fitting, window to side, carpeted throughout, access to all bedrooms, upstairs shower room, upstairs WC and loft hatch.

Bedroom One
16'9 x 9'3 (5.11m x 2.82m)
Ceiling mounted light fitting, large bay window to front, wall mounted radiator, fitted wardrobes and carpeted throughout.

Bedroom Two
9'11 x 13'0 (3.02m x 3.96m)
Ceiling mounted light fitting, large window to rear, wall mounted radiator, fitted storage and wardrobes and carpeted throughout.

Bedroom Three
6'11 x 8'2 (2.11m x 2.49m)
Ceiling mounted light fitting, bay window to front, wall mounted radiator, fitted storage cupboard and carpeted throughout.

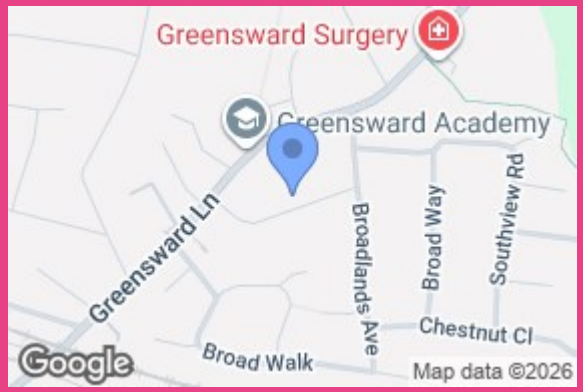
Upstairs Shower Room
7'4 x 4'11 (2.24m x 1.50m)
Ceiling mounted light fitting, obscured window to rear, walk-in shower unit, storage cupboard, wash hand base with integrated storage beneath, heated towel rail, tile walls and tiled flooring.

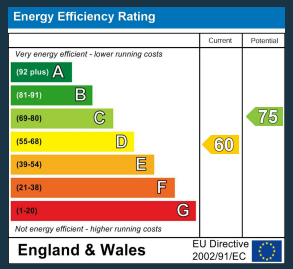
Upstairs WC
Ceiling mounted light fitting, obscured window to side, tiled walls, tile floor and low-level WC.

Garden Area
Access via driveway to front and French doors in area. Patio area leads to landscape rear garden with borders. Laid to lawn. Leads onto additional garden space to side and front. Shed, garage and driveway to front.

Frontage
Additional garden space to front. Gate to front leads onto pathway to front door and gate to additional garden space.

Agents Notes
Every care has been taken to ensure the accuracy of these details, however, they do not form part of any offer or contract and should not be relied upon as statements of fact. Measurement, descriptions and other information are provided in good faith and for guidance only. Prospective purchasers should verify all details independently. We have not tested any services, appliances or systems at the property.
Tenure - Freehold
Council Tax Band - D





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