



- Three bedroom detached house
- Great Notley Garden Village
- Extended
- Ground floor W/C
- Three double bedrooms
- En-Suite to Master
- Kitchen / Diner
- Utility room

46 Hidcote Way, Great Notley, Braintree, Essex. CM77 7XT.

****GUIDE PRICE £365,000 - £385,000**** Forming part of the prestigious Great Notley Garden Village is this extended three bedroom detached house, offering an array of spacious living accommodation and a contemporary feel throughout. The property is favourably positioned just a stones throw from a selection of shops, both Primary and Secondary Schooling and many of the local amenities. The ground floor accommodation comprises of; a spacious living room, separate dining area, a dual aspect kitchen / breakfast room, separate utility and a ground floor cloakroom. To the first floor there are three double bedrooms with an En-suite & dressing area to the master and a family bathroom.



Property Details.

Entrance Hall

Door to front, double glazed opaque window to front, radiator, stairs rising to first floor, vinyl flooring, smooth ceiling

Ground floor cloakroom

Double glazed opaque window to side, low level W/C, hand wash basin, vinyl flooring, smooth ceiling, heated towel rail

Lounge



15' 08" x 12' 02" (4.78m x 3.71m) Double glazed window to side, radiator, understairs storage cupboard, smooth ceiling

Dining Room



10' 08" x 10' 03" (3.25m x 3.12m) Double glazed window to side, radiator, vaulted smooth ceiling with Velux skylight, double glazed door to rear garden

Kitchen / Breakfast room



17' 8" x 9' 10" (5.38m x 3.00m) Double aspect double glazed windows to front and rear, matching wall and base units, tiled splash back, sink with inset drainer, central mixer tap, built in electric oven, electric hob with extractor over, plumbing for dishwasher, wall mounted boiler, radiator, smooth ceiling, tiled floor, door to utility

Utility Room



9' 09" x 8' 04" (2.97m x 2.54m) Double glazed window to front, matching wall and base units, space for washing machine and tumble dryer, radiator, vinyl flooring, smooth ceiling, door to store room

Store room

Double glazed door to rear, power and lighting

Property Details.

First floor landing

Loft access, smooth ceiling, door to airing cupboard

Bedroom one

17' 09" x 10' 03" (5.41 m x 3.12m) Dual aspect double glazed windows to front and rear, radiator, textured ceiling, leading to dressing area

Dressing area

Door to En-suite, triple fitted wardrobes, textured ceiling

En-Suite

Double glazed opaque window to front, hand wash basin and vanity unit, heated towel rail, low level W/C, panelled bath with mixer tap, part tiled walls, smooth ceiling, vinyl flooring

Bedroom two

12' 04" x 9' 0" (3.76m x 2.74m) Double glazed window to front, radiator, built in cupboard, smooth ceiling

Bedroom three

10' 11" x 7' 09" (3.33m x 2.36m) Double glazed window to rear, radiator, smooth ceiling

Shower room

Double glazed opaque window to rear, enclosed corner shower unit with electric shower, low level W/C, hand wash basin, tiled floor, heated towel rail, smooth ceiling, part tiled walls

Rear garden



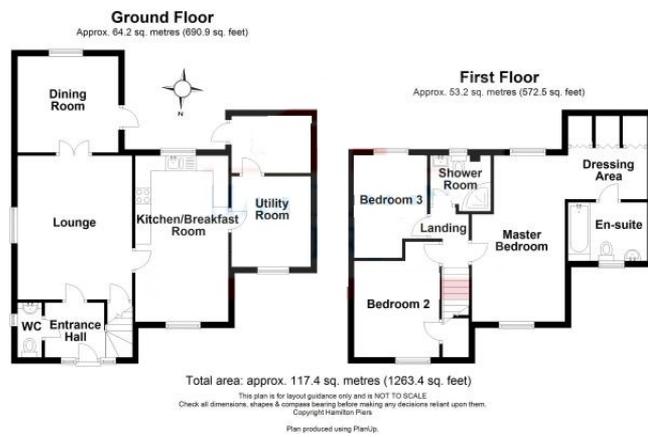
Mainly laid to lawn, side access via gate, separate patio areas, shed to remain, outside tap

Driveway & Parking

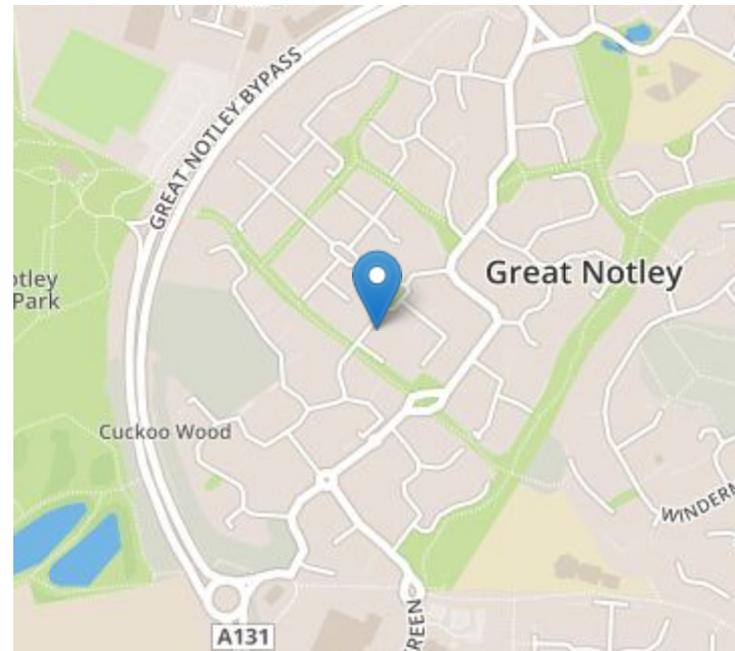
Driveway providing off road parking for 3/4 cars

Property Details.

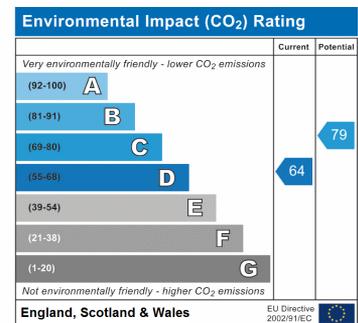
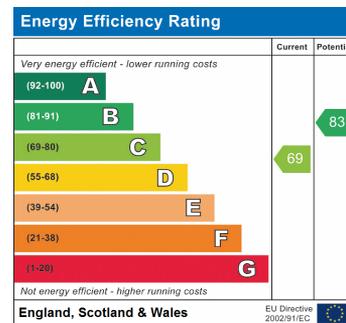
Floorplans



Location



Energy Ratings



We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.