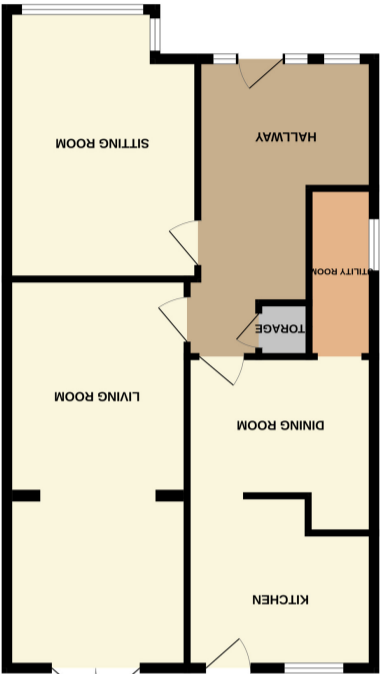
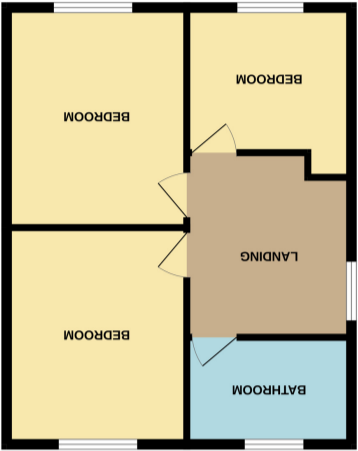
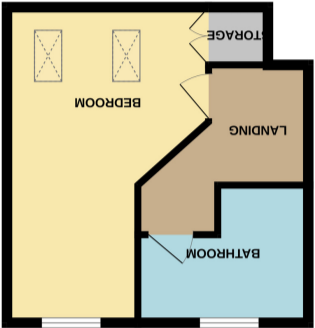
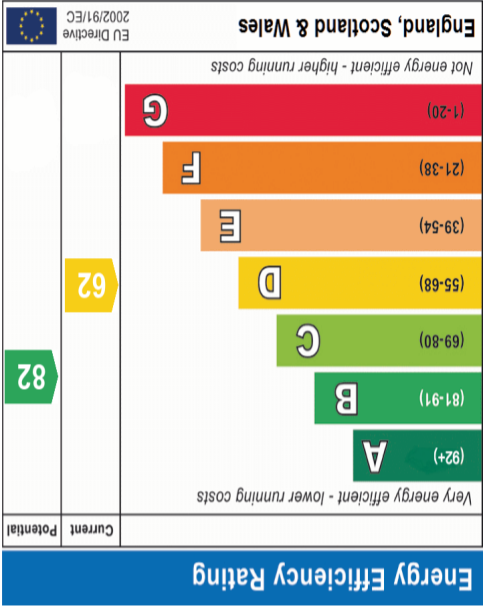


Important Notice: These Particulars have been prepared for prospective purchasers for guidance only. They are not part of an offer or contract. Whilst some descriptions are obviously subjective and information is given in good faith, they should not be relied upon as statements or representative of fact. If the property has been extended, or altered, we may not have seen evidence of planning consent or building regulation approval, although we will have made enquiries about these matters with the Vendor.



TOTAL FLOOR AREA: 1486 sq.ft. (138.0 sq.m.) approx.
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SPACIOUS ENTRANCE HALL

FRONT RECEPTION ROOM / SITTING ROOM

15' 1" x 10' 7" (4.60m x 3.23m)

EXTENDED LIVING ROOM

21' 9" x 10' 1" (6.63m x 3.07m)

KITCHEN / DINING AREA

17' 5" x 10' 6" (5.31m x 3.20m)

Overall

UTILITY ROOM

9' 5" x 3' 9" (2.87m x 1.14m)

FIRST FLOOR LANDING

1ST FLOOR BEDROOM ONE

12' 3" x 10' 0" (3.73m x 3.05m)

1ST FLOOR BEDROOM TWO

12' 2" x 10' 1" (3.71m x 3.07m)



1ST FLOOR BEDROOM THREE

9' 3" x 8' 1" (2.82m x 2.46m)

1ST FLOOR BATHROOM

9' 3" x 6' 0" (2.82m x 1.83m)

2ND FLOOR LANDING

2ND FLOOR MAIN BEDROOM

18' 4" x 11' 5" (5.59m x 3.48m)

2ND FLOOR BATHROOM

REAR GARDEN

Approx' 100' 0" x 0' 0" (30.48m x 0.00m). Access to rear for Parking. Two sheds. Low maintenance garden, mainly lawned. Timber fenced boundaries.

COUNCIL TAK BAND C

Rochford District Council

