



**Dacre Crescent, South Ockendon  
£400,000**

- FOUR BEDROOMS
- END OF TERRACE HOUSE
- ADDITIONAL LOFT ROOM
- TWO BATHROOMS
- TWO RECEPTION ROOMS
- GROUND FLOOR WC / UTILITY ROOM
- DETACHED GARAGE
- OFF STREET PARKING





## **GROUND FLOOR**

### **Front Entrance**

Via uPVC door into storm porch, double glazed windows to front and sides, wood grain effect laminate flooring, second door uPVC opening into:

### **Hallway**

Small cupboard housing fuse box and electricity meter to front, two radiators, under-stairs storage cupboard housing gas meter, wood grain effect laminate flooring, stairs to first floor, uPVC door opening to rear garden.

### **Lounge**

4.47m x 3.85m (14' 8" x 12' 8") Double glazed windows to front, feature gas fireplace, wood grain effect laminate flooring.

### **Dining Room**

4.0m x 2.71m (13' 1" x 8' 11") Double glazed windows to rear, radiator, oak flooring.

### **Ground Floor WC / Utility Room**

Comprising low level flush WC, laminate surface with space and plumbing for washing machine, space for tumble dryer, tiled walls, wood grain effect laminate flooring.

### **Kitchen / Diner**

5.82m x 2.52m (19' 1" x 8' 3") Double glazed windows to front and rear, range of matching wall and base units, granite work surfaces, one and half bowl inset butler-style sink with granite drainer and chrome mixer tap, integrated double oven, integrated Neff dishwasher, integrated fridge, integrated freezer, five ringed gas hob, extractor hood, radiator to front, tiled splash backs, tiled flooring.

## **FIRST FLOOR**

### **Landing**

Loft hatch to ceiling, fitted carpet.



### **Bedroom One**

3.86m x 3.43m (12' 8" x 11' 3") Double glazed windows to front, radiator, fitted wardrobes, drawers and over bed eye-level units, oak flooring.

### **Bedroom Two**

3.92m x 2.74m (12' 10" x 9' 0") into fitted wardrobes, double glazed windows to front, radiator, fitted wardrobes, fitted carpet.

### **Bedroom Three**

2.54m x 3.11m (8' 4" x 10' 2") Double glazed windows to front, radiator, walk-in wardrobe, fitted carpet.

### **Bedroom Four**

2.95m x 2.9m (9' 8" x 9' 6") > 1.97m (6' 6") Double glazed windows to front, radiator, oak flooring, hardwood door leading to stairs to second floor

### **Bathroom One**

2.5m x 1.66m (8' 2" x 5' 5") Opaque double glazed windows to rear, free standing roll-top bath with shower attachment, low level flush WC, hand wash basin, chrome hand towel radiator, tiled splash backs, tiled flooring.

### **Bathroom Two**

2.51m x 1.16m (8' 3" x 3' 10") Opaque double glazed windows to rear, rainfall shower cubicle, low level flush WC, hand wash basin, chrome hand towel radiator, tiled splash backs, oak flooring.

## **SECOND FLOOR**

### **Loft Room**

5.93m x 3.1m (19' 5" x 10' 2") Two skylight windows to rear ceiling, storage in eaves, built in storage cupboard, radiator, wood grain effect laminate flooring.

## **EXTERIOR**

### **Rear Garden**

Approximately 90ft – Mostly paved with raised brick-built flowerbed borders, brick-built pond with water feature, hard standing area to rear, orchard to rear with timber shed, detached garage.

### **Detached Garage**

5.88m x 2.61m (19' 3" x 8' 7") Hardwood double doors to front, power and lighting, accessed next to the property on Dacre Crescent.

### **Front Exterior**

Part laid to lawn with various bush and plant borders and water feature, part paved giving gated off street parking.