




Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	66	76
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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Juniper Drive, South Ockendon

£600,000

- FOUR/FIVE BEDROOM DETACHED HOUSE
- REFURBISHED THROUGHOUT
- VERY HIGH SPECIFICATION
- MODERN CONTEMPORARY INTERIOR DESIGN
- RE-FITTED KITCHEN
- LUXURY VINYL FLOORING
- MODERN INTEGRAL SHUTTER BLINDS
- TWO RECEPTION ROOMS
- GROUND FLOOR WC





GROUND FLOOR

Front Entrance

Via Composite door opening into:

Entrance Hall

Double glazed window with integral shutter blind to front, modern tile effect luxury vinyl flooring, stairs to first floor.

Kitchen / Diner

5.18m x 3.72m (17' 0" x 12' 2") > 2.35m (7' 9") Double glazed windows to side and rear (with integral shutter blinds), a range of matching wall and base units, laminate work surfaces, one and a half bowl butler style sink and drainer with mixer tap, space for large cooker, extractor hood, space and plumbing for washing machine, integrated fridge, integrated freezer, breakfast bar area, laminate splashbacks, radiator, understairs storage cupboard, modern tile effect luxury vinyl flooring.

Reception Room One

4.28m x 3.43m (14' 1" x 11' 3") Double glazed windows with integral shutter blinds to front, feature fireplace, feature wall timber panelling, built-in storage units, built-in shelving with LED lighting, radiator, luxury vinyl flooring.

Reception Room Two

3.06m x 2.58m (10' 0" x 8' 6") Radiator, luxury vinyl flooring, uPVC framed double glazed double doors to rear opening to rear garden.

Ground Floor WC

1.66m x 1.16m (5' 5" x 3' 10") Obscure double glazed window with integral shutter blind to front, low level flush WC, corner hand wash basin set on base unit with tiled splashback, gun metal grey radiator, tile effect luxury vinyl flooring.

FIRST FLOOR

Landing

Feature double glazed windows to front, built-in storage cupboard housing water cylinder, laminate flooring, stairs to second floor.



Bedroom One

3.95m x 3.13m (13' 0" x 10' 3") (Max) uPVC framed double glazed double doors to rear opening to Juliet balcony, radiator, laminate flooring.

Dressing Room (Original Bedroom)

2.91m x 2.52m (9' 7" x 8' 3") Double glazed windows with integral shutter blinds to front, radiator, fitted wardrobes, laminate flooring.

Ensuite Shower Room

1.92m x 1.67m (6' 4" x 5' 6") Obscure double glazed windows to rear, low level flush WC, hand wash basin set on base unit, rainfall shower cubicle, part tiled walls, chrome hand towel radiator, modern tile effect luxury vinyl flooring.

Bedroom Two

3.91m x 2.36m (12' 10" x 7' 9") Double glazed windows with integral shutter blinds to front, radiator, laminate flooring.

Bathroom

1.97m x 1.92m (6' 6" x 6' 4") Obscure double glazed windows with interior shutter blind to rear, low-level flush WC, hand wash basin set on base unit, panelled bath with shower attachment, part tiled walls, gun metal grey radiator, modern tile effect luxury vinyl flooring.

SECOND FLOOR

Landing

Inset spotlights to ceiling, skylight window to ceiling, radiator, laminate flooring.

Bedroom Three

4.24m x 2.35m (13' 11" x 7' 9") Inset spotlights to ceiling, skylight window to rear ceiling, double glazed windows with integral shutter blinds to side, radiator, built-in storage cupboard, storage in eaves, laminate flooring.

Bedroom Four

4.24m (Into fitted wardrobes) x 2.52m (13' 11" x 8' 3") Inset spotlights to ceiling, skylight window to rear ceiling, double glazed windows with integral shutter blind to side, radiator, fitted wardrobes, laminate flooring.

EXTERIOR

Rear Garden

Approximately 36' Immediate patio, remainder laid to lawn, decking area, timber summerhouse, paved side garden, access to front via timber gate.

Garage

5.3m x 2.78m (17' 5" x 9' 1") Up and over door to front, timber door to rear, power and lighting, a range of wall and base storage units with laminate worksurfaces, roof beams for storage.

Front Exterior

Front and side laid to decorative pebbles, metal gate surround, hard standing driveway in front of garage giving off street parking for multiple cars.

