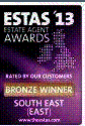




## Arnolds Close, Hutton, Brentwood, Essex, CM13 1EZ

£469,995



A semi detached bungalow which is conveniently located in a quiet cul-de-sac that is close to a local parade of shops and also within walking distance of Shenfields mainline railway station and shopping Broadway. The property benefits from an extended lounge, which provides a dining area overlooking the garden. There is a fitted kitchen which has the same aspect, three bedrooms and a separate shower room and WC. Externally there is an independent driveway to the front which provides off street parking, a shared driveway that leads to a detached garage/work shop and an extremely pleasant rear garden which is neatly kept.

- **SPACIOUS THREE BEDROOM BUNGALOW WHICH IS CLOSE TO LOCAL SHOPS**
- **LOFT STORAGE WITH PULL DOWN LADDER**
- **EXTENDED LOUNGE WITH DINING AREA OVERLOOKING THE GARDEN**
- **SHOWER ROOM AND SEPARATE WC**
- **WELL KEPT AND MAINTAINED THROUGHOUT**
- **DETACHED GARAGE WITH WORKSHOP**
- **INDEPENDENT DRIVEWAY WITH OFF STREET PARKING**
- **EXTREMELY PLEASANT REAR GARDEN**





## Interior

### Entrance Porch

A UPVC entrance door opens onto an enclosed entrance porch with an internal door leading to:

### Entrance Hallway

There is wood effect flooring which runs throughout, coved cornice to the ceiling, a radiator and access to loft storage space via a hatch with pull down ladder.



### Kitchen

3.35m x 2.93m (11' 0" x 9' 7") Situated at the rear of the property the kitchen has fitted units to both base and eye levels with rolled edge work surfaces that extend along three sides with a tiled splash back above. There is an inset one and a quarter bowl sink drainer unit which sits beneath a double glazed window overlooking the rear garden. A fitted unit conceals the wall mounted gas boiler, and appliances include an eye level built in oven, a free standing washing machine, fridge freezer and cooker with four burner electric hob. A door with a double glazed insert opens onto the rear garden, there is a radiator and coved cornice to the ceiling.



### Lounge

4.33m x 3.61m (14' 2" x 11' 10") The lounge has a continuation of the wood effect flooring from the entrance

hallway and the central feature of the room is a fireplace which has been fitted with an electric radiator that can operate in addition to the conventional radiator. The room has been extended and an arch leads to:



### Dining Area

3.44m x 2.10m (11' 3" x 6' 11") French doors with double glazed inserts open onto the rear garden, matching double glazed windows face the rear and side. Radiator, wood effect flooring and coved cornice to the ceiling.



### Bedroom One



3.83m x 3.31m (12' 7" x 10' 10") A spacious double bedroom which overlooks the front aspect with double glazed windows



that have a radiator set beneath. Extensive range of fitted furniture which comprise of three double wardrobes with cupboards above. There is an additional electric radiator and coved cornice to the ceiling.

### Bedroom Two

3.83m x 2.72m (12' 7" x 8' 11") Another good sized bedroom which has a double glazed window facing the side aspect with a radiator set beneath, and a further matching double glazed window overlooking the front which has an electric radiator beneath. Fitted bedroom furniture which comprises of a double width and single width wardrobe, each with cupboards above. Coved cornice to ceiling.



### Bedroom Three

2.88m x 2.13m (9' 5" x 7' 0") Continuation of wood effect flooring from the entrance hallway, double glazed window to the front with radiator set below. Coved cornice to ceiling.



### Shower Room

Walk in shower enclosure with glazed screens and wall mounted Aqualisa shower, and a vanity wash hand basin with mixer taps and cupboards beneath. The walls are fully tiled, there is an extractor fan, an obscure double glazed window and coved cornice to the ceiling.

### WC

Fitted with a close coupled WC, there are fully tiled walls, wood effect flooring and an obscure double glazed window facing the side.

### Exterior

#### Rear Garden

The rear garden is neatly kept and commences with a block paved patio that stretches the width of the property, this continues into a path that leads to the detached garage and wooden shed. The lawn is separated into two spaces, divided by a trellis which has a wooden arbor and a pergola that leads a section at the rear which has a greenhouse. There are fenced boundaries and side access that leads to the driveway.



#### PROPERTY MISDESCRIPTIONS ACT 1991

The Agents not tested any apparatus, fixtures and fittings, or services, so cannot verify that they are in working order or fit for the purpose. The buyer is advised to obtain verification from his or her Professional Adviser. References to the Tenure of the property are based on information supplied by the Vendor. The agent has not had sight of the title documents. The buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of any property before travelling any distance to view.