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Church & Hawes

Est. 1977

Estate Agents, Valuers, Letting & Management Agents



55 Station Road, Tiptree, Essex CO5 0BL

Price £375,000

With scope to further extend and improve is this Two Bedroom Detached Bungalow. On the market for the first time since when it was believed to have been constructed in 1958. With two double bedrooms and refitted Shower Room this property offers life on one level with ample room. The Sitting Room is located to the rear of the property offering a pleasant view over the established Garden. The Kitchen/Diner offers a dual aspect and benefits from an adjoining Utility Room. Externally, this home offers a generous Driveway and Garage with a private Garden to the rear. The property is within easy reach of Tiptree village centre which offers extensive local amenities. This Bungalow is also offered for sale with No Onward Chain. Energy Efficiency Rating: D.



Entrance Hall

Door to front, radiator, access to airing cupboard.

Bedroom 12' x 12' into wardrobe (3.66m x 3.66m into wardrobe)

Double glazed window to front, radiator, fitted wardrobes and coved to ceiling.

Bedroom 12' x 10'2 (3.66m x 3.10m)

Double glazed window to front, radiator, coved to ceiling.

Shower Room 9'2 x 5'6 (2.79m x 1.68m)

Obscure double glazed window to side, pedestal wash hand basin with cupboard below and mixer tap, low level w.c., tiled shower unit, extractor fan, part tiles walls.

Kitchen/Diner 16'5 x 9'10 (5.00m x 3.00m)

Double glazed windows to side and rear, radiator, stainless steel sink drainer unit with mixer tap, range of units, four ring gas hob and extractor, double oven, tiled floor, part tiled walls, door to:

Utility Room 10'4 x 8'2 (3.15m x 2.49m)

Double glazed window to rear, part glazed door to side, space and plumbing for washing machine, tiled floor.

Sitting Room 14'1 x 11'11 (4.29m x 3.63m)

Double glazed window to rear, radiator, feature fire place, coved to ceiling, television point.

Garage 15;2 x 8'0 (4.57m;0.61m x 2.44m)

Up and over door to front, power and light connected, doubles glazed door to side, further storage cupboards to rear of Garage.

Workshop 11'3 x 7'0 (3.43m x 2.13m)

Power and Light connected.

Rear Garden approx 80' (approx 24.38m)

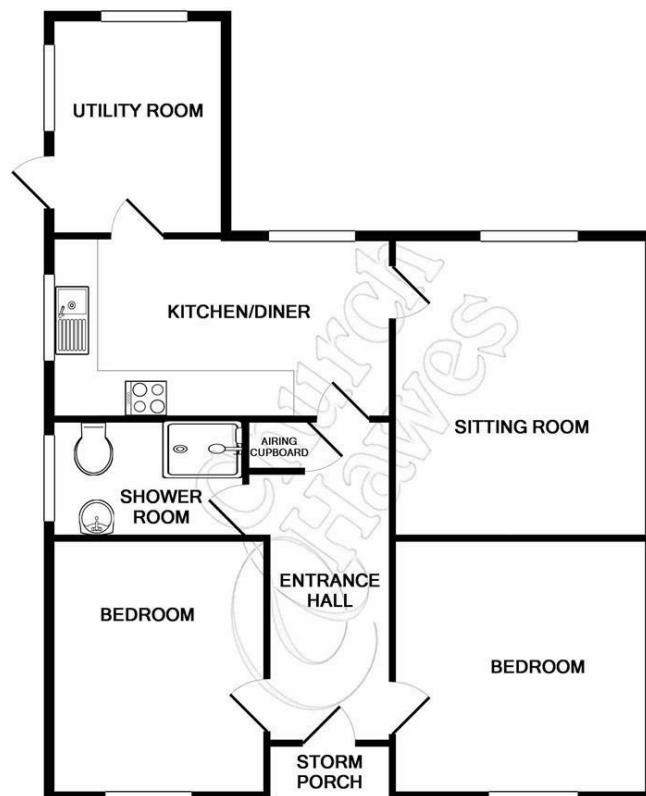
Commences with paved patio with gate to frontage, mainly laid to lawn with a range of established trees, workshop located to rear.

Frontage

Hedging to front boundary, block paved driveway with lawned area to one side.

Agents Notes

These particulars do not constitute any part of an offer or contract. All measurements are approximate. No responsibility is accepted as to the accuracy of these particulars or statements made by our staff concerning the above property. We have not tested any apparatus or equipment therefore cannot verify that they are in good working order. Any intending purchaser must satisfy him/herself as to the correctness of such statements within these particulars. All negotiations to be conducted through Church and Hawes. No enquiries have been made with the local authorities pertaining to planning permission or building regulations. Any buyer should seek verification from their legal representative or surveyor.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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