

71 Bridgecote Lane, Noak Bridge, Basildon, Essex, SS15 4BW
Price £450,000

Entrance Hall

Kitchen 15'10 x 8'5 reducing to 7'0

Utility Room 7'0 x 6'4

Ground Floor Cloakroom

Lounge/Diner 22'7 x 11'3 reducing to 10'4

First Floor Landing

Bedroom One 13'10 reducing to 12'0 x 9'8

Bedroom Two 11'3 x 10'4

Bedroom Three 10'4 x 9'8

Bathroom 7'0 x 6'9

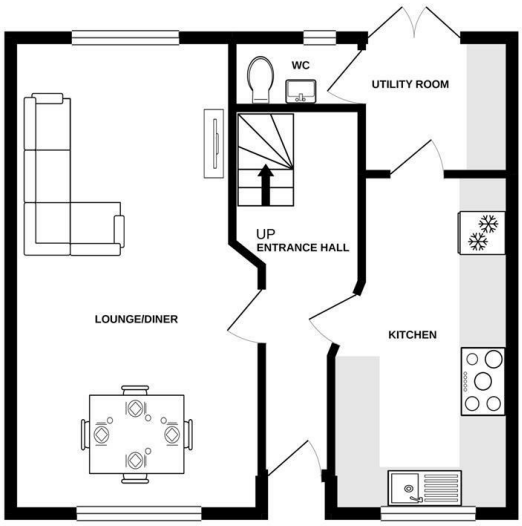
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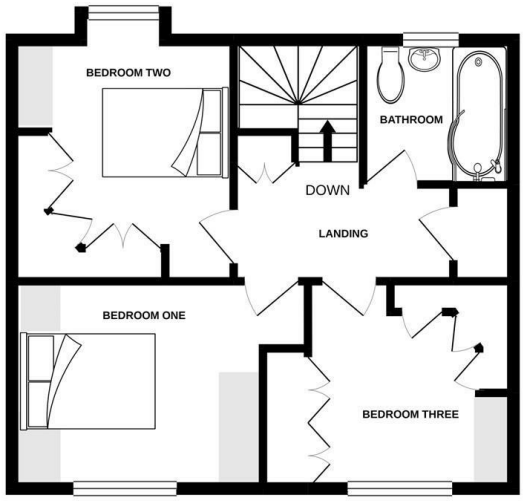


We are delighted to offer for sale this attractive double fronted house which is set in a quiet position within the popular conservation area of Noak Bridge. The property benefits from being within easy reach of stations serving both the Fenchurch Street and Liverpool Street lines, whilst great road links (A127 and M25) are close by. Noak Bridge is a pretty area which is served well by the buses and benefits from local shops and a Nature Reserve. The house has a welcoming entrance hallway which provides access to the front to back reception room, luxury kitchen, separate utility room and ground floor cloakroom. The kitchen and utility room both benefit from granite worktops. The first floor offers Three Double Bedrooms which all have fitted wardrobes, and the family bathroom.
The house is set behind picket fencing and a five bar gate which itself provides access to the off street parking and further leads to the detached garage. The driveway is large and can accommodate up to four vehicles. To the rear of the property there is a large block paved patio providing ample entertaining space and overlooking the well tended garden. To the rear corner of the garden and set behind the garage is a timber storage shed.

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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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VIEWING: Strictly by prior arrangement with Ashton & Charters Estate Agents.

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