



RONA
SALES & LETTINGS

Hill Avenue

Wickford, SS11 8LP

- Three Bedroom Detached
- Two Receptions
- Large Garden Approx 220ft
- In Need Of Modernisation

Guide price £400,000-£425,000

REAR GARDEN APPROX 220FT. A 3 bedroom detached house situated in a popular residential area. The property is in need of modernisation and benefits from 2 reception rooms, large kitchen and ample off street parking leading to an attached garage. Walking distance to the very popular Hilltop and Beauchamps schools. Sold with no onward chain. A must view for D.I.Y fans.





ENTRANCE

Via obscure double glazed door to:

INNER HALLWAY

Textured and coved ceiling, storage cupboard, double radiator to side, door to:

DINING ROOM

12' 3" x 9' 11" (3.73m x 3.02m)

Textured ceiling, double glazed lead light window to front, double radiator to front, arch to lounge.

SHOWER ROOM

Obscure double glazed window to side, pedestal wash hand basin, low level w.c., walk in double width shower cubicle with electric shower, chrome towel rail.

KITCHEN

17' 6" x 8' 11" (5.33m x 2.72m)

Double glazed window to front and side, obscure double glazed door to side, range of base level units with roll edge work surfaces over, space and plumbing for appliances, radiator to side, vinyl tiled effect flooring, wall mounted boiler.



LOUNGE

17' 5" x 14' 10" (5.31m x 4.52m)

Textured and covered ceiling, double glazed patio doors to rear, double glazed window to side, double radiator to rear, feature fireplace with gas fire.

FIRST FLOOR LANDING

Textured ceiling, eves storage, two double glazed windows to front, airing cupboard, doors to:

BEDROOM

15' to fitted wardrobe x 11' 8" (4.57m x 3.56m)

Double glazed window to side and rear, double radiator to side, fitted wardrobe.

BEDROOM

14' 2" x 6' 11" (4.32m x 2.11m)

Double glazed window to rear, double radiator to rear.

BEDROOM

12' 3" x 8' 9" (3.73m x 2.67m)

Double glazed window to front and side, double radiator to side.

REAR GARDEN APPROX 220FT

Majority laid to lawn, greenhouse, side access gate, fencing to boundaries. The rear half of the garden is mainly overgrown and offers a walk way to rear, fish pond.

FRONT

Ample off street parking via driveway for several vehicles and providing to access to attached garage.



Ground Floor



First Floor



Regulated by RICS

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