



RONA
SALES & LETTINGS

Beauchamps Drive

£425,000

Wickford

- Four bedroom detached home
- Two reception rooms
- Stunning rear garden in excess of 100ft
- Ample off street parking

A substantial four bedroom detached family home, located in the sought after Beauchamps area of Wickford. The property boasts a stunning rear garden in excess of 100ft and ample off street parking with integral garage. Internally, the accommodation is spacious with two reception rooms, three piece bathroom suite with additional ground floor shower room and a modern fitted kitchen. Situated ideally for local schools, shops and amenities, an early viewing is strongly recommended.





ENTRANCE

Via upvc double glazed door to:

HALLWAY

Textured ceiling, doors to:

SHOWER ROOM

Obscure upvc double glazed window to front, recently refitted luxury suite, built in shower cubicle, vanity wash hand basin with mixer tap and cupboard beneath, low level w.c, heated towel rail, tiling to walls.

INNER HALLWAY

Stairs to first floor, obscure upvc double glazed window to side, wood effect flooring, door to:

LOUNGE

16' 6" x 11' 1" (5.03m x 3.38m)

Upvc double glazed window to rear, coved cornice to ceiling, obscure double doors to:

DINING ROOM

13' 2" x 7' 11" (4.01m x 2.41m)

Upvc double glazed window to front and rear, radiator, wood effect flooring, coved cornice to ceiling, obscure door to:



KITCHEN

8' 7" x 7' 6" (2.62m x 2.29m)

Upvc double glazed window and door to rear, range of matching eye and base level units with work surfaces over comprising single drainer sink unit with mixer tap, space for cooker, tiled splash backs, integrated fridge/freezer and laminate wood flooring.

LANDING

Access to loft, textured ceiling, doors to:

BEDROOM ONE

13' 5" x 10' 11" (4.09m x 3.33m)

Upvc double glazed window to rear, radiator, coved cornice to ceiling edge.

BEDROOM THREE

8' 5" x 8' 7" (2.57m x 2.62m)

Upvc double glazed window to rear, radiator, coved cornice to ceiling edge.

BEDROOM TWO

12' 3" x 8' 3" (3.73m x 2.51m)

Upvc double glazed window to front, radiator, coved cornice to ceiling edge.

BEDROOM FOUR

9' 5" x 7' 6" (2.87m x 2.29m)

Upvc double glazed window to front, built in storage cupboards, airing cupboard, coved cornice to ceiling edge.



BATHROOM

Two obscure double glazed windows to side, coloured suite comprising pedestal wash hand basin, panelled bath with mixer tap and shower attachment over, low level w.c, tiling to walls.

EXTERIOR

Simply stunning rear garden in excess of 100ft, commencing with a paved patio area to the immediate rear, raised brick built flower bed to side aspect, timber storage shed, the majority of the garden is laid to lawn with a range of mature and well stocked borders. To the rear of the garden is a second secluded patio area with feature fishpond, fencing to boundaries and paved pathway. Gated side access.

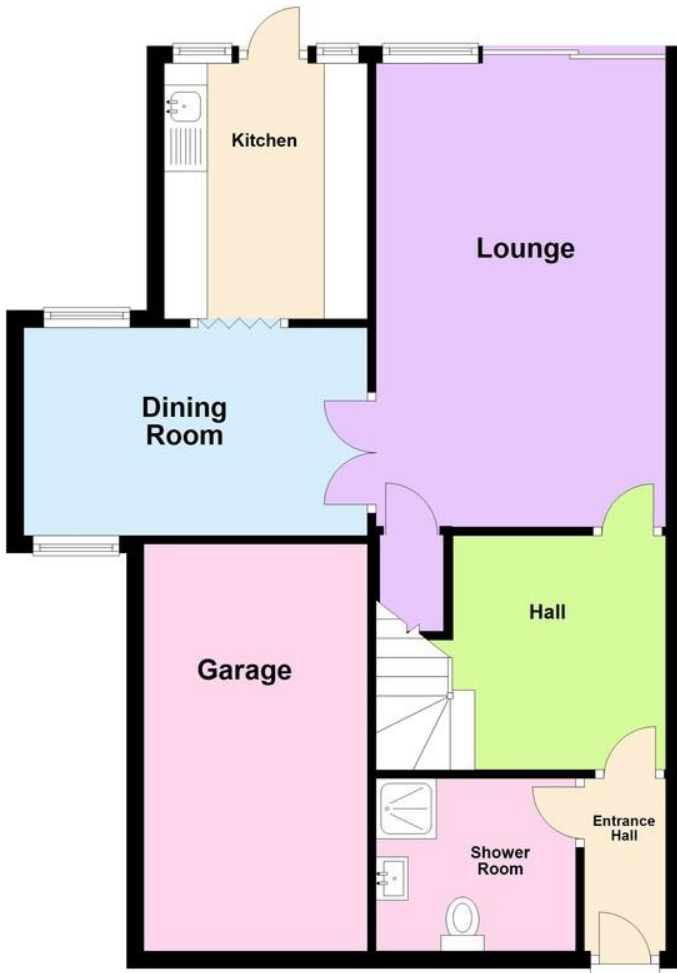
The front of the property features off street parking for numerous vehicles via a substantial block paved driveway with access to the integral garage via up and over doors.

AWAITING EPC RATING

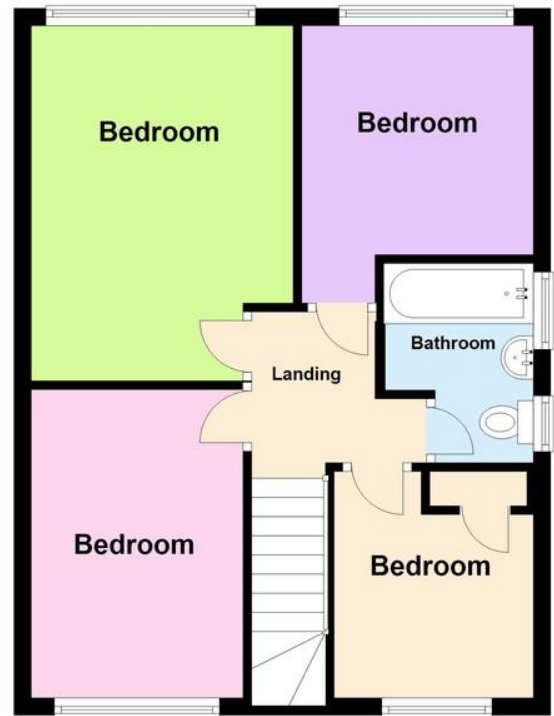
These particulars are accurate to the best of our knowledge but do not constitute an offer or contract. Photos are for representation only and do not imply the inclusion of fixtures and fittings. The floor plans are not to scale and only provide an indication of the layout.



Ground Floor



First Floor



Regulated by RICS

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