



RONA
SALES & LETTINGS

Athelstan Gardens

Wickford, SS11 7EE

- Three double bedroom detached bungalow
- Popular Runwell location
- Plot approaching 1/3 of an acre
- En-suite shower room

£535,000

A beautifully presented three double bedroom detached bungalow, occupying a generous plot approaching 1/3 of an acre. The property has been extended to create well proportioned accommodation throughout, including a 19'1 lounge, separate dining area, utility room and en-suite shower to main bedroom.





A beautifully presented three double bedroom detached bungalow, occupying a generous plot approaching 1/3 of an acre. Located in the sought-after area of Runwell and within walking distance of Wickford Town Centre and mainline railway station, the property has been extended to create well proportioned accommodation throughout, including a 19'1 lounge, separate dining area, utility room and en-suite shower room to master bedroom. Additional features include a stunning rear garden of approximately 160ft, garage and ample off street parking via a Carriage style driveway.

ENTRANCE

Via obscure double glazed leaded light door to;

INNER HALLWAY

Radiator to side aspect and door to;

BEDROOM TWO

10' 10" x 11' 1" (3.3m x 3.38m)

Coved ceiling, double glazed leaded light bow window to front, double radiator to front.

BEDROOM THREE

12' x 11' (3.66m x 3.35m)



Coved ceiling, double glazed leaded light bow window to front, double radiator to front.

SHOWER ROOM

Obscure double glazed window to side, double width shower cubicle with wall mounted shower unit, wash hand basin with mixer tap, low level flushing W.C., double radiator to side, built in storage cupboard with electric heater, ceramic tiled flooring and partly tiled walls.

DINING AREA

17' 2" x 9' 11" (5.23m x 3.02m)

Velux style window to ceiling with fitted blind, double radiator to rear, access to loft space via drop down hatch and loft ladders (the loft is partly boarded and insulated) open plan to:

LOUNGE AREA

19' 1" x 11' 6" (5.82m x 3.51m)

Double glazed bow window to front, double glazed French doors to rear, double radiator to front and side, electric feature fireplace.

BEDROOM ONE

14' 8" x 8' 4" (4.47m x 2.54 m)

Coved ceiling. double glazed window to rear, range of quality fitted wardrobes with spotlights, double radiator to front and door to;



EN-SUITE SHOWER ROOM

Spotlights to ceiling, corner shower cubicle with wall mounted shower unit, wash hand basin with mixer tap, low level flushing W.C., heated chrome towel rail, obscure double glazed window to rear, tiled floor.

KITCHEN

10' 2" x 10' 10" (3.1m x 3.3m)

Spotlights to coved ceiling, double glazed window to rear, comprehensive range of high gloss eye and base level units with rolled edge work surfaces over, integrated double oven and four ring gas hob with extractor hood above, integrated dishwasher, one and a half sink and drainer unit with mixer tap and tiled flooring.



UTILITY ROOM

10' 4" x 4' 11" (3.15m x 1.5 m)

Base level units with rolled edge worktop above, space and plumbing for domestic appliances, Baxi combi boiler, tiled flooring, double glazed door and window to rear.

EXTERIOR

Rear Garden 160ft x 61ft

The rear garden commences with a paved patio area to the right hand side, the majority is laid neatly to lawn with an extensive range of mature flower beds, various established fruit trees, allotment area to rear, large feature fish pond with

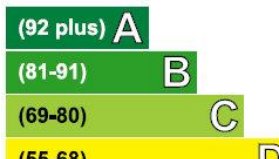


Ground Floor



Energy Efficiency Rating

Very energy efficient - lower running costs



Current	Potential
	85

Regulated by RICS

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