



RONA
SALES & LETTINGS

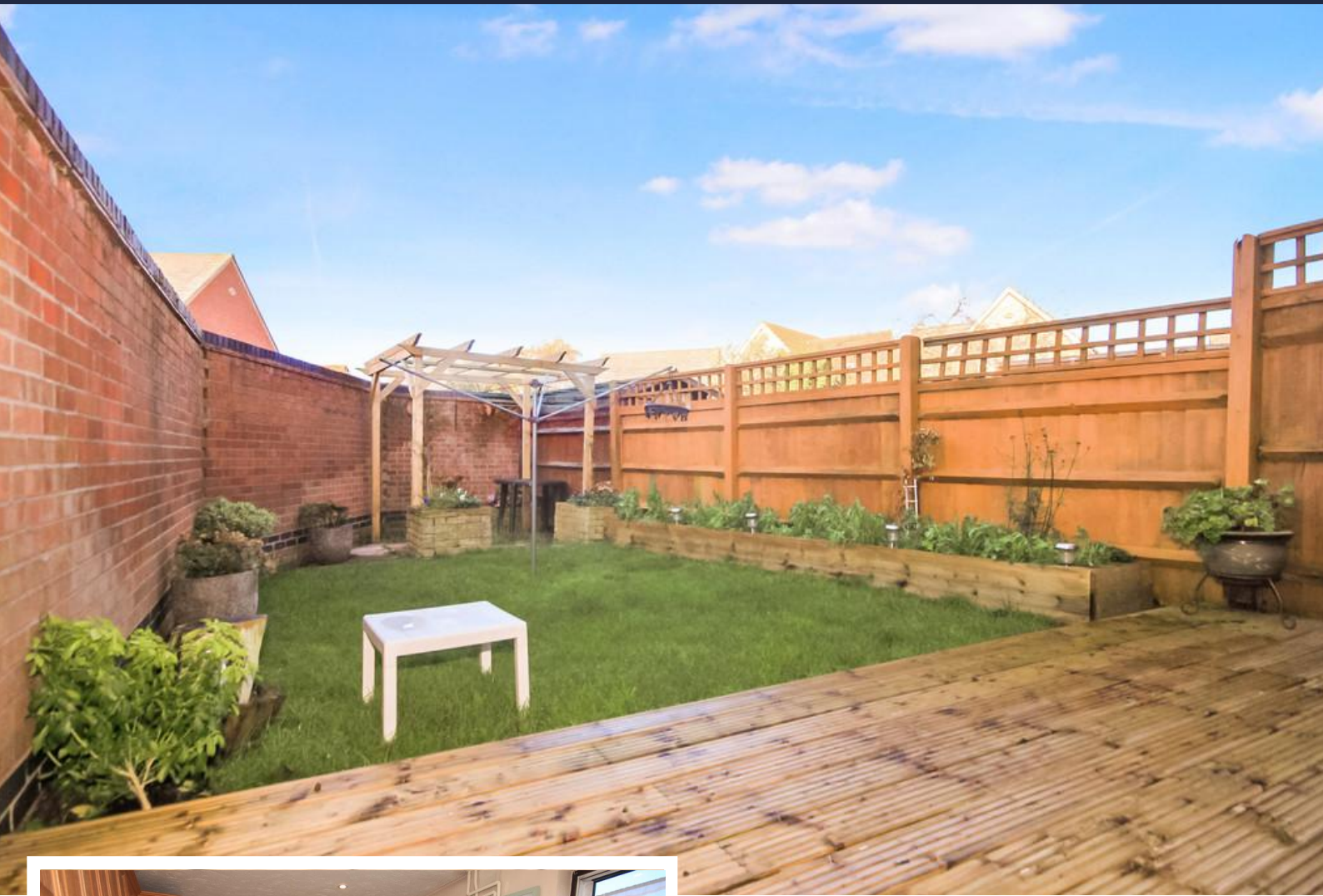
Napier Crescent £320,000 - £325,000

Wickford, SS12 9NB

- No Onward Chain
- Three bedroom semi
- Attached garage
- Popular location

LOOKING TO MOVE BEFORE THE STAMP DUTY CUT OFF?...Rona are delighted to offer for sale this three bedroom semi-detached house situated on the popular Wick Meadows development. The property benefits from a 15'7 Kitchen/Diner, ground floor cloakroom, attached garage and a recently landscaped rear garden. Sold with NO ONWARD CHAIN, this offers the opportunity to be in prior to the stamp duty holiday cut off at the end of June.





HALL

Obscure double glazed window to side, double radiator, textured ceiling, stairs to first floor landing., doors to:

GROUNDFLOOR CLOAKROOM

Obscure double glazed window to front, radiator, low level w.c, textured ceiling with inset spotlights, wash hand basin with mixer tap, tiled splash backs.

LOUNGE

14' x 11' 7" (4.27m x 3.53m)

Textured ceiling, double glazed window to front, radiator, under stairs storage cupboard, double doors to:

KITCHEN/BREAKFAST ROOM

15' 7" x 9' 5" (4.75m x 2.87m)

Textured ceiling with inset spotlights, double glazed window to rear, double glazed patio doors to garden, laminate flooring, wall mounted boiler, space for appliances, range of eye and base level units with roll edge work surfaces over incorporating one and a half bowl stainless steel sink unit with mixer tap, tiled splash backs, integrated oven, integrated four ring gas hob with extractor fan over, obscure double glazed door to garage.



LANDING

Textured ceiling, access to loft (boarded and insulated with pull down ladder), airing cupboard, doors to:

BEDROOM ONE

12' 9" x 8' 9" (3.89m x 2.67 m)

Textured and covered ceiling, double glazed window to front, radiator, built in wardrobes.

BEDROOM TWO

10' 4" x 8' 7" (3.15m x 2.62 m)

Double glazed window to front, radiator, textured ceiling.

BEDROOM THREE

7' 11" x 6' 2" (2.41m x 1.88 m)

Double glazed window to rear, textured ceiling, radiator.



BATHROOM

Textured ceiling with inset spotlights, radiator, low level w.c, pedestal wash hand basin with mixer tap, extractor fan, obscure double glazed window to front, panelled bath with mixer tap and wall mounted shower attachment, partly tiled walls.



REAR GARDEN

Recently installed decking to immediate rear, the remainder is laid to lawn with raised flower beds to borders, Pergola to rear, fencing to boundaries, brick built wall to one boundary, double glazed door to garage.

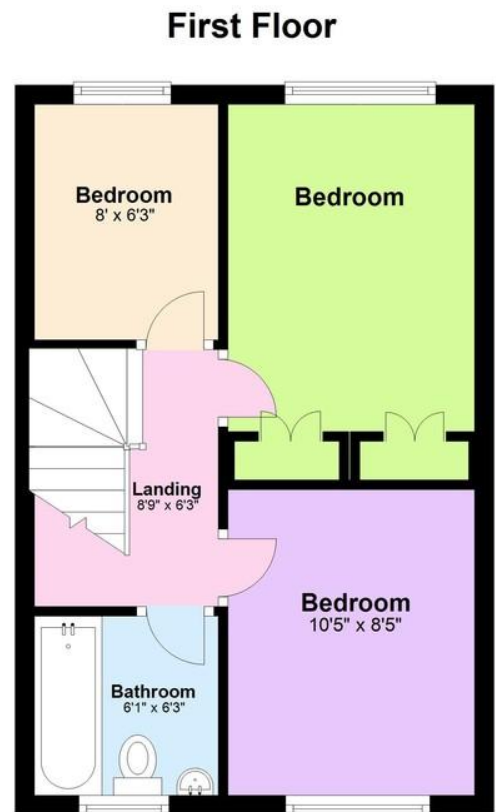
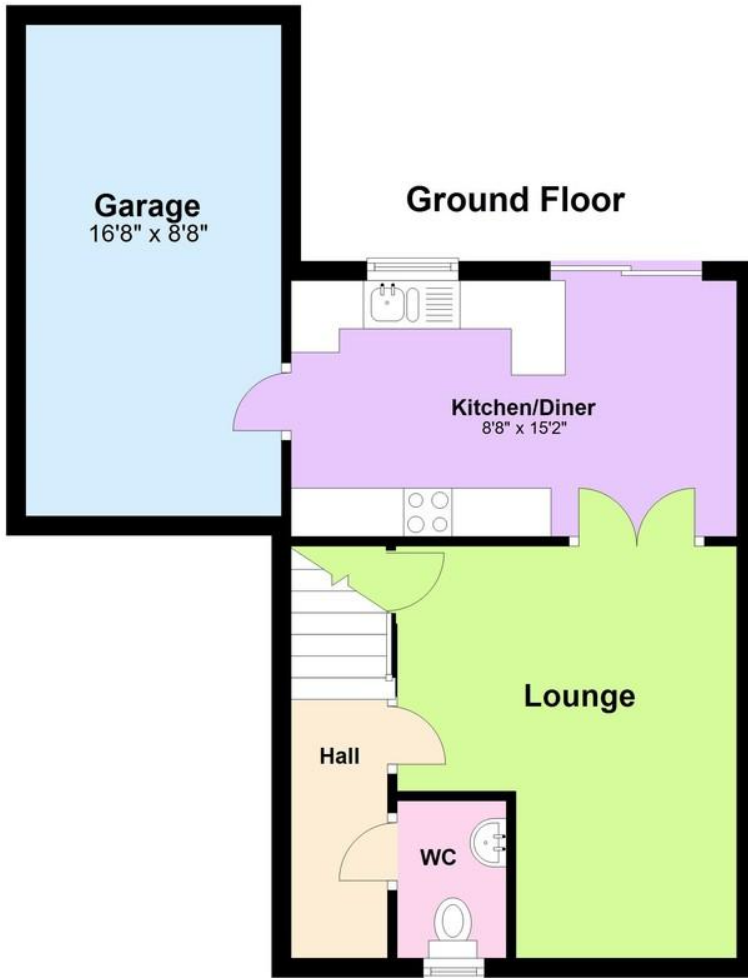
ATTACHED GARAGE

Up and over door, power and lighting, double glazed door to garden.

EXTERIOR

Off street parking via independant driveway.





Awaiting EPC

Regulated by RICS

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