

EST. 1999

WILLIAMS AND DONOVAN

EXCELLENCE IN ESTATE AGENCY

## Chandos Parade, Hadleigh, SS7 2HT



£325,000

WILLIAMS & DONOVAN - this two/three bedroom semi-detached bungalow is situated in a popular location on the Leigh/Hadleigh borders, within easy reach of local shops and Belfairs Nature Reserve. Offered for sale with NO ONWARD CHAIN, the property requires a little updating but offers great potential and benefits from having versatile living accommodation. EPC rating - E. Our ref: 14969

Phoenix House, 211 High Road, Benfleet, Essex SS7 5HY

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# Chandos Parade, Hadleigh, SS7 2HT

Accommodation comprises:

Entrance via entrance door to:

## PORCH

Window to front aspect. Double glazed door to:

## HALLWAY

Radiator. Parquet flooring. Doors to:

## LOUNGE 14' x 11' (4.27m x 3.35m)

Secondary glazed stained glass bay window to front aspect. Further stained glass window to side aspect. Feature fireplace with gas fire insert. Radiator. Stripped wooden flooring.



## KITCHEN 9' x 7' 6" (2.74m x 2.29m)

Double glazed window to side aspect. Further obscure window to side aspect. Double glazed door to side. Range of base and eye level units. Roll edged working surfaces. Inset stainless steel sink drainer. Space for cooker. Space for under counter fridge. Space and plumbing for washing machine. Tiled splashbacks. Laminate flooring.



## DINING ROOM 11' x 11' (3.35m x 3.35m)

Double glazed patio doors leading to and overlooking REAR GARDEN. Obscure windows to side aspect. Feature fireplace. Radiator. Stripped wooden flooring.



## BEDROOM ONE 14' x 10' 5" (4.27m x 3.18m)

Double glazed window to rear aspect. Radiator. Stripped wooden flooring.



## BEDROOM TWO 10' 5" x 8' 1" (3.18m x 2.46m)

Windows to front aspect. French style doors leading to PORCH. Radiator. Stripped wooden flooring.



### BATHROOM 5' 8" x 5' 8" (1.73m x 1.73m)

Obscure window to side aspect. Three piece suite comprising close coupled w/c, pedestal mounted wash hand basin and panelled bath. Part panelled walls. Radiator.



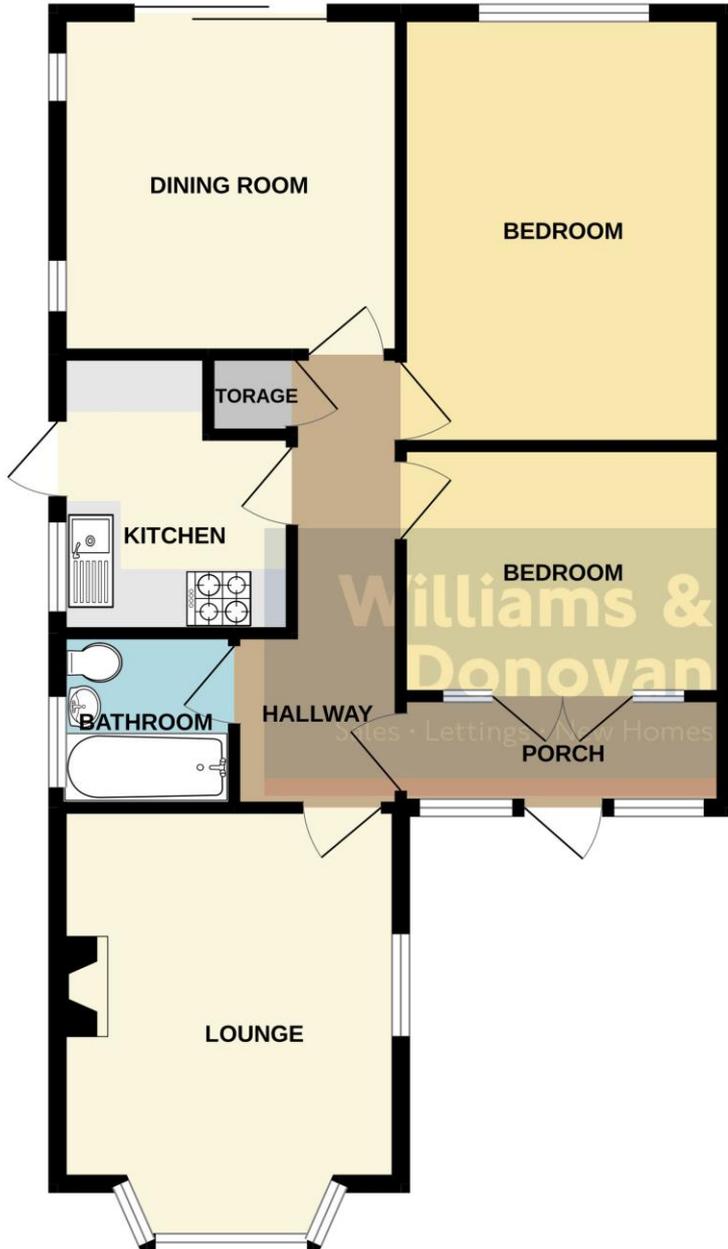
### OUTSIDE OF PROPERTY:

To the **FRONT** of the property is a driveway for parking one vehicle. The remainder is laid to lawn with pathway to front door. Shrub borders. Gated side access.

The **REAR GARDEN** measures approx. 30'. Commencing with decking area leading to lawn. Mature shrub borders. Shed to remain.



GROUND FLOOR  
691 sq.ft. (64.2 sq.m.) approx.



TOTAL FLOOR AREA : 691 sq.ft. (64.2 sq.m.) approx.

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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