



**Volwycke Avenue, Maldon CM9 6DL**

**welcome to**

**Volwycke Avenue, Maldon**

Situated in this DESIRABLE PRIVATE ROAD within reach of MALDON HIGH STREET & PROMENADE PARK is this impressive FIVE BEDROOM HOME presented in EXCELLENT ORDER THROUGHOUT and boasting a GENEROUS CORNER PLOT, all offered with the benefit of NO ONWARD CHAIN.



## Entrance

### Entrance Hall

Double glazed UPVC window to front, herringbone flooring, stairs rising to first floor, radiator, doors to :-

### Snug

10' 11" x 10' 9" max ( 3.33m x 3.28m max )

Double glazed UPVC window to front, radiator.

### Lounge

17' 2" x 10' 9" max ( 5.23m x 3.28m max )

Double glazed UPVC window to front, centrepiece gas living flame fire set in cast iron surround with stone mantelpiece and granite hearth, wood flooring, radiator, open to :-

### Kitchen / Dining / Family Room

23' 7" x 11' 4" max ( 7.19m x 3.45m max )

Double glazed UPVC windows and French doors to rear opening onto the garden, tiled flooring, modern fitted kitchen comprising butler sink set in wooden work surfaces with tiled splashbacks and range of eye and base level units, space for Range style cooker and American style fridge freezer, radiator, door to :-

### Utility Room

8' 2" x 5' 10" max ( 2.49m x 1.78m max )

Roll top surfaces with space for appliances and cupboards over, under stairs storage cupboard, door to :-

### Shower Room

5' 11" x 5' 6" ( 1.80m x 1.68m )

Double glazed UPVC window to side, white suite comprising corner shower, low level WC and vanity basin.

## First Floor

### Landing

Double glazed UPVC window to side, radiator, doors to :-

### Bedroom One

14' 2" x 10' 8" max ( 4.32m x 3.25m max )

Double glazed UPVC windows to front, over stairs storage cupboard, radiator.

### Bedroom Two

11' 8" x 8' 2" ( 3.56m x 2.49m )

Double glazed UPVC window to rear overlooking the garden, radiator.

### Bedroom Three

8' 9" plus recess x 8' 8" plus recess ( 2.67m plus recess x 2.64m plus recess )

Double glazed UPVC window to front, built in cupboards, radiator, loft access.

### Bedroom Four

8' 3" max x 7' 11" ( 2.51m max x 2.41m )

Double glazed UPVC window to rear.

### Bedroom Five / Dressing Room

8' 4" x 5' 11" ( 2.54m x 1.80m )

Double glazed UPVC window to rear overlooking the garden, fitted cupboards, radiator.

### Family Bathroom

7' 2" x 5' 11" ( 2.18m x 1.80m )

Double glazed UPVC window to side, contemporary suite comprising panel bath with shower over, low level WC and vanity basin, fully tiled walls, heated towel rail.

## Outside

### Front

Driveway providing off road parking for two vehicles, further part paved frontage with room for a further vehicle, gated side access to :-

### Rear Garden

West facing and measuring in excess of 70 ft, the rear garden is laid to lawn and enclosed by panel fence, with patio seating area and mature shrub borders.

### Agents Note

Volwycke Avenue is a private road, and an annual contribution of £50 is payable for up keep of the road itself.



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## Volwycke Avenue, Maldon

- Three Reception Rooms
- 23 ft Kitchen / Dining / Family Room
- Five Bedrooms
- Contemporary Bathroom & Additional Shower Room
- No Onward Chain

Tenure: Freehold EPC Rating: C

Council Tax Band: C

# £500,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
MLN104937 - 0003

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