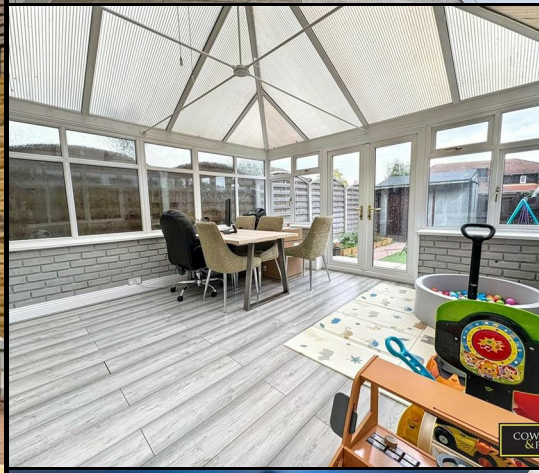
RESIDENTIAL SALES
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Kingsley Meadows, Wickford
Guide Price £340,000

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| GUIDE PRICE £340,000 - £360,000 |

Cowling & Payne are delighted to bring to the market this attractive 2 bedroom mid terrace house, situated in the popular Kingsley Meadows area of Wickford. Offering well proportioned accommodation throughout, the property would make an ideal purchase for first-time buyers, young families or those looking to downsize.

Upon entering, you are welcomed into the properties entrance hall with access to the main living accommodation. The lounge provides a comfortable and inviting space, with ample room, making it ideal for relaxing and entertaining. The property further benefits from a modern fitted kitchen, offering a contemporary range of units, work surfaces and storage, creating a practical and stylish space.

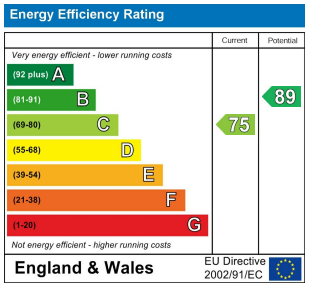
One of the standout features of the property is the good sized conservatory to the rear. This provides a fantastic additional reception area, offering plenty of versatility and could be utilised as a dining room, second sitting area or additional family space.

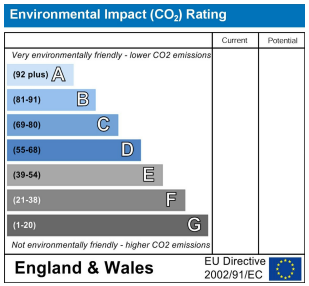
Moving to the first floor, the property offers a generous double bedroom with storage cupboards and a single bedroom. The accommodation is completed by a 3 piece bathroom.

Externally, the property benefits from off street parking to the front for 2 vehicles, providing convenient parking.

Kingsley Meadows is conveniently positioned for access to Wickford town centre, which offers a range of shopping facilities, restaurants and everyday amenities. Wickford mainline railway station is also within reach, providing direct rail services into London Liverpool Street.







Entrance Hall

Kitchen

Living Area

Conservatory

Landing

Bedroom One

Bedroom Two

Bathroom

Disclaimer

Whilst we make enquiries with the Seller to ensure the information provided is accurate, Cowling & Payne makes no representations of any kind with respect to the statements contained in the particulars which should not be relied upon as representations of fact. All representations contained in the particulars are based on details supplied by the Seller. Your Conveyancer is legally responsible for ensuring any purchase agreement fully protects your position. Please inform us if you become aware of any information being inaccurate.

Money Laundering Regulations

Once your offer has been accepted and you proceed with the purchase, a non-refundable administration fee of £50 (including VAT) per person will be required to complete our Anti-Money Laundering identity verification process. Once completed, along with other necessary documentation requested the property will be advertised as STC.

Photography & Video Recording Notice

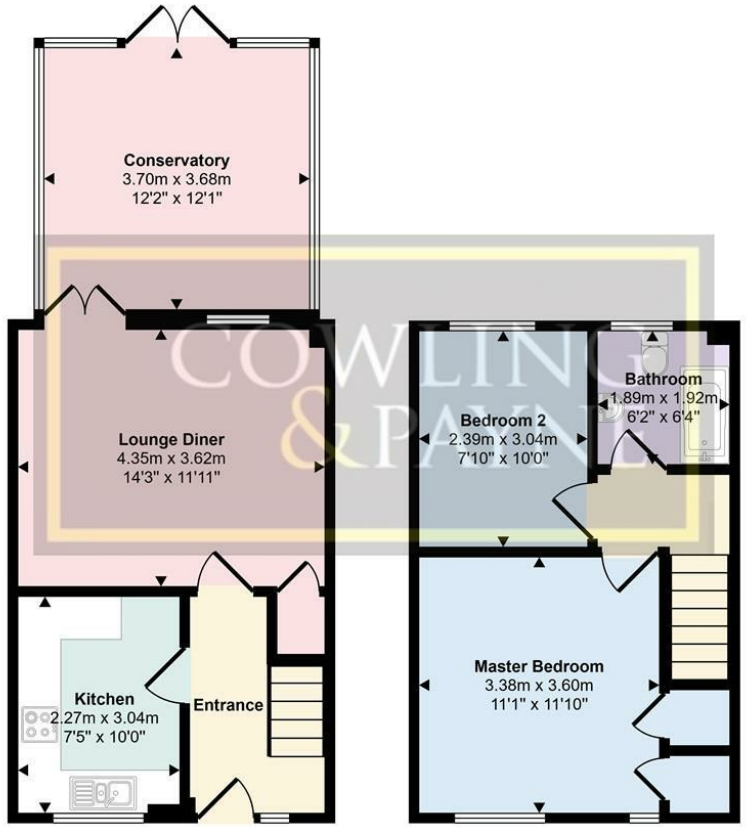
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This policy is in place to respect the privacy, security and personal belongings of the property's occupants and owners.

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Approx Gross Internal Area
74 sq m / 796 sq ft



Ground Floor
Approx 44 sq m / 474 sq ft

First Floor
Approx 30 sq m / 322 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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