

RESIDENTIAL SALES
LETTINGS & PROPERTY
MANAGEMENT

COWLING & PAYNE



Brook Drive, Wickford
Asking Price £175,000

**** GUIDE PRICE £175,000 - £185,000 **** Cowling & Payne are pleased to bring to the market this CHAIN FREE, THREE bedroom, ground floor maisonette. If you have been looking for a good investment opportunity or a step onto the property ladder, then this is one to add to the viewing list.

This property itself offers spacious living accommodation throughout, along with being situated in a fantastic location with Wickford high street & station both situated within walking distance. Moving into the property you will be able to find, a good size kitchen & spacious living room. Moving up you will then find THREE good size bedrooms & bathroom.

Externally due to being situated on the ground floor, this property comes with the added benefit of its own private rear garden & the addition of a front garden. Call the sales team now for further information.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO ₂ emissions		
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