

Beresfords Est 1968



Beresfords

**Asking Price £425,000**

**Freehold | 2 Bed | 1 Bath | Bungalow | Semi Detached | Council Tax Band D | EPC E | Ref BEL220082**

# Ridgeway Ingatestone CM4 9AS

A two double bedroom semi-detached bungalow in a quiet cul de sac, offering a 55ft rear garden, private drive and carport, bright lounge with fireplace and scope for enlargement subject to planning permission. Within 0.7 miles of the station with direct links to London.

- 2 double bedroom semi-detached bungalow
  - Quiet cul de sac location
    - 55ft rear garden
  - Private driveway and carport
  - Bright lounge with fireplace
- Separate fitted kitchen with pantry cupboard
- Scope for enlargement subject to planning permission
  - Approx 0.7 miles to mainline station
  - Around 28 minutes to London Liverpool Street
- Close to High Street amenities and well-regarded schools



Scan the QR code for full details and key information on this property.





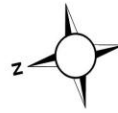
## Beresfords - Ingatestone Sales

Beresford Residential  
122 High Street  
Ingatestone  
Essex  
CM4 0BA

T: 01277 350 505

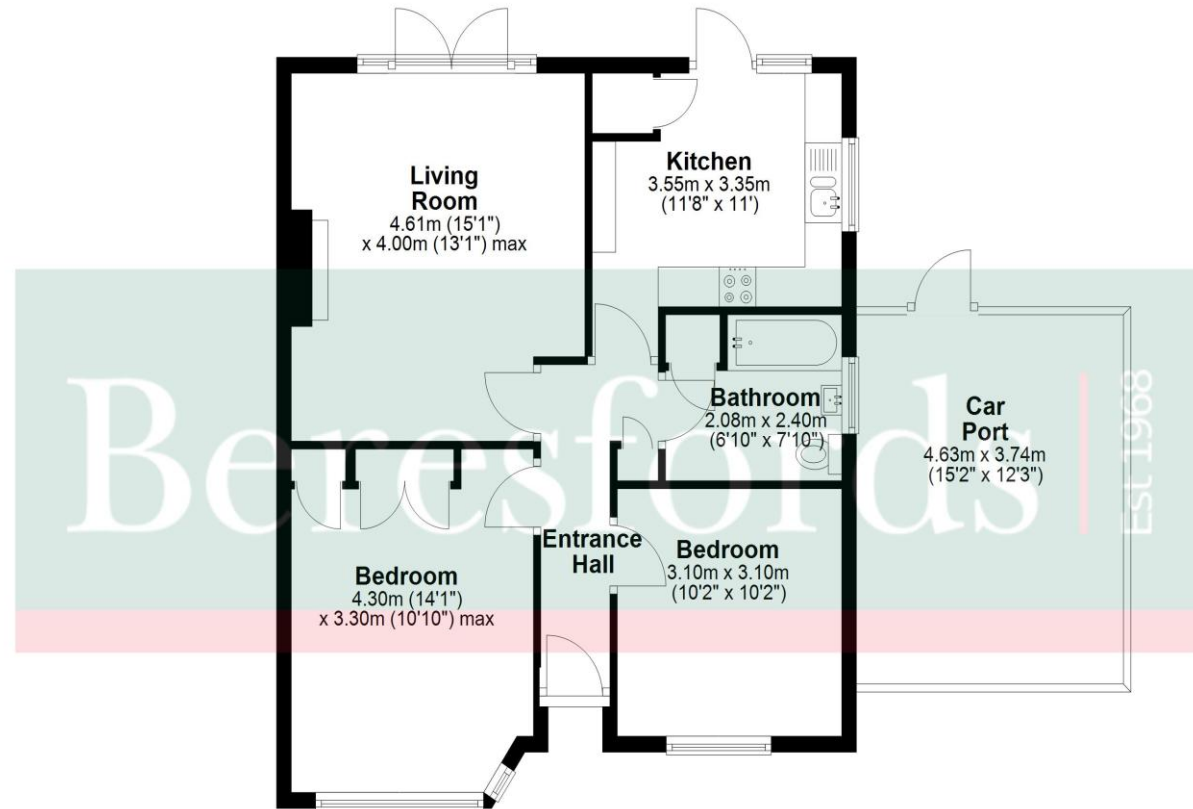
E: [ingatestonesalesdept@beresfords.co.uk](mailto:ingatestonesalesdept@beresfords.co.uk)

[www.beresfords.co.uk](http://www.beresfords.co.uk)



## Ground Floor

Approx. 63.6 sq. metres (684.4 sq. feet)



Total area: approx. 63.6 sq. metres (684.4 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

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Plan produced using PlanUp.□

**Ridgeway**

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+   | A             |         |           |
| 81-91 | B             |         | 85 B      |
| 69-80 | C             |         |           |
| 55-68 | D             |         |           |
| 39-54 | E             | 51 E    |           |
| 21-38 | F             |         |           |
| 1-20  | G             |         |           |

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