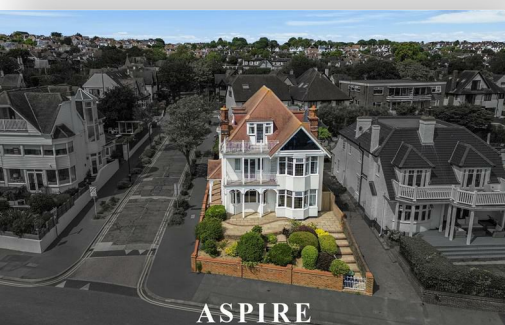
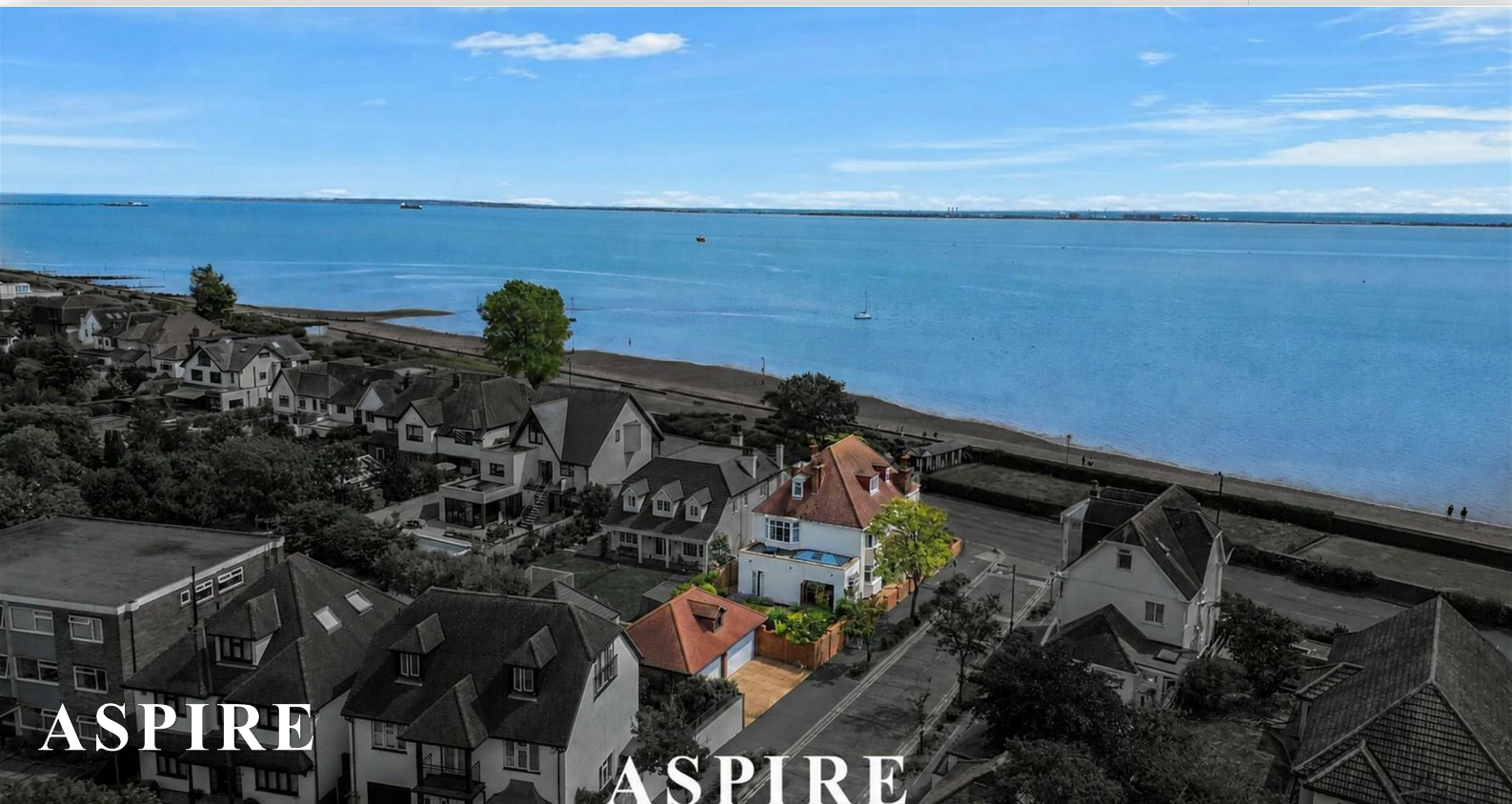


***To arrange a viewing contact us
today on 01268 777400***



Chalkwell Esplanade, Westcliff-On-Sea Offers over £2,000,000

ASPIRE are proud to present this unique home as the sole agents - An exceptional coastal residence occupying one of Chalkwell's most prestigious addresses, offering substantial six-bedroom accommodation, breathtaking estuary views, two south-facing balconies and an extraordinary four-car garage.

Positioned on the highly sought-after Chalkwell Esplanade, this remarkable family home provides an impressive combination of scale, character and modern luxury, with accommodation arranged across three floors.

At the heart of the property is an outstanding selection of reception spaces alongside a beautifully appointed kitchen, while the upper floors provide six generous bedrooms, stylish bathrooms and two balconies capturing superb views across the Thames Estuary.

Outside, the home continues to impress with a landscaped rear garden, extensive driveway parking and an approximately 600 sq ft four-car garage with underfloor heating. Above the garage is a substantial fully boarded room spanning the entire block, providing exceptional potential for a home office, studio or ancillary space.

All of this is positioned just moments from Chalkwell Beach and within approximately five minutes' walk of Chalkwell Station, with the restaurants, boutiques and cafés of Leigh Broadway also within easy reach.

A truly special home offering luxury coastal living on an exceptional scale.

www.aspireestateagents.co.uk

Occupying an enviable position along the prestigious Chalkwell Esplanade, this magnificent six-bedroom residence represents a rare opportunity to acquire a substantial family home in one of South Essex's most exclusive coastal settings.

With impressive proportions, exceptional entertaining spaces, two south-facing balconies and breathtaking views across the Thames Estuary, this outstanding home is arranged over three spacious floors and offers a versatile layout perfectly suited to modern family life.

The entrance hall immediately sets the tone, with warm wooden flooring and beautiful lead-lined stained-glass windows.

The showpiece principal living room is quite simply spectacular. Measuring approximately 21'7" x 26'6", this vast reception space features elegant herringbone flooring, a contemporary media wall with inset television and electric fireplace, and two oversized bay windows framing wonderful estuary views.

A separate study with bespoke fitted shelving and integrated desk provides an excellent workspace.

The beautifully appointed kitchen features contemporary cabinetry, luxurious quartz work surfaces and a central island providing additional storage and breakfast-bar seating. Double BOSCH ovens, a five-burner gas hob, integrated ceiling speakers and recessed lighting complete the specification.

Flowing from the kitchen is a stunning additional reception area with a dramatic glass-vaulted ceiling and LED lighting. Bifold doors open directly onto the garden, creating effortless indoor-outdoor living and an excellent entertaining space.

A further lounge, generous utility room and contemporary downstairs cloakroom complete the ground floor.

First Floor

The first floor continues the home's impressive proportions.

Bedroom One measures approximately 22'10" x 13'1" and features a large bay window, bespoke fitted wardrobes and private ensuite shower room.

Bedroom Two is another exceptional double bedroom, with fitted wardrobes and French doors opening onto a

south-facing balcony with spectacular views across the Thames Estuary.

Bedrooms Three and Four are both generously sized double bedrooms, while a stylish four-piece family bathroom features a separate shower enclosure, panelled bath, vanity wash basin and WC.

Second Floor

The upper floor provides further versatile accommodation and impressive coastal views.

Bedroom Five is a generous double with dual-aspect windows, useful eaves storage and a partially vaulted ceiling.

Bedroom Six is another standout room, with a lead-lined French door opening directly onto a further balcony overlooking the estuary, together with slightly vaulted ceilings and air conditioning.

There is also a versatile loft room with a large window capturing further estuary views, vaulted ceiling and contemporary LED lighting.

A further four-piece bathroom completes this floor.

Outside

The landscaped rear garden provides an attractive and private setting for relaxing and entertaining. A tiled patio offers excellent space for outdoor dining, while the remainder is predominantly laid to lawn and bordered by mature trees and established shrubbery.

To the front, the property is enclosed by a brick wall with block paving and extensive parking for multiple vehicles.

Four-Car Garage

One of the home's most remarkable features is its substantial approximately 600 sq ft four-car garage.

Ideal for vehicles, storage or car enthusiasts, the garage block benefits from underfloor heating, with further parking immediately in front.

Above the garage is a large fully boarded room extending across the entire block, offering superb potential as a home office, studio, gym or ancillary space, subject to any necessary consents.

Location

Chalkwell Esplanade is one of the area's most sought-after coastal addresses, renowned for its impressive homes and immediate access to the Thames Estuary.

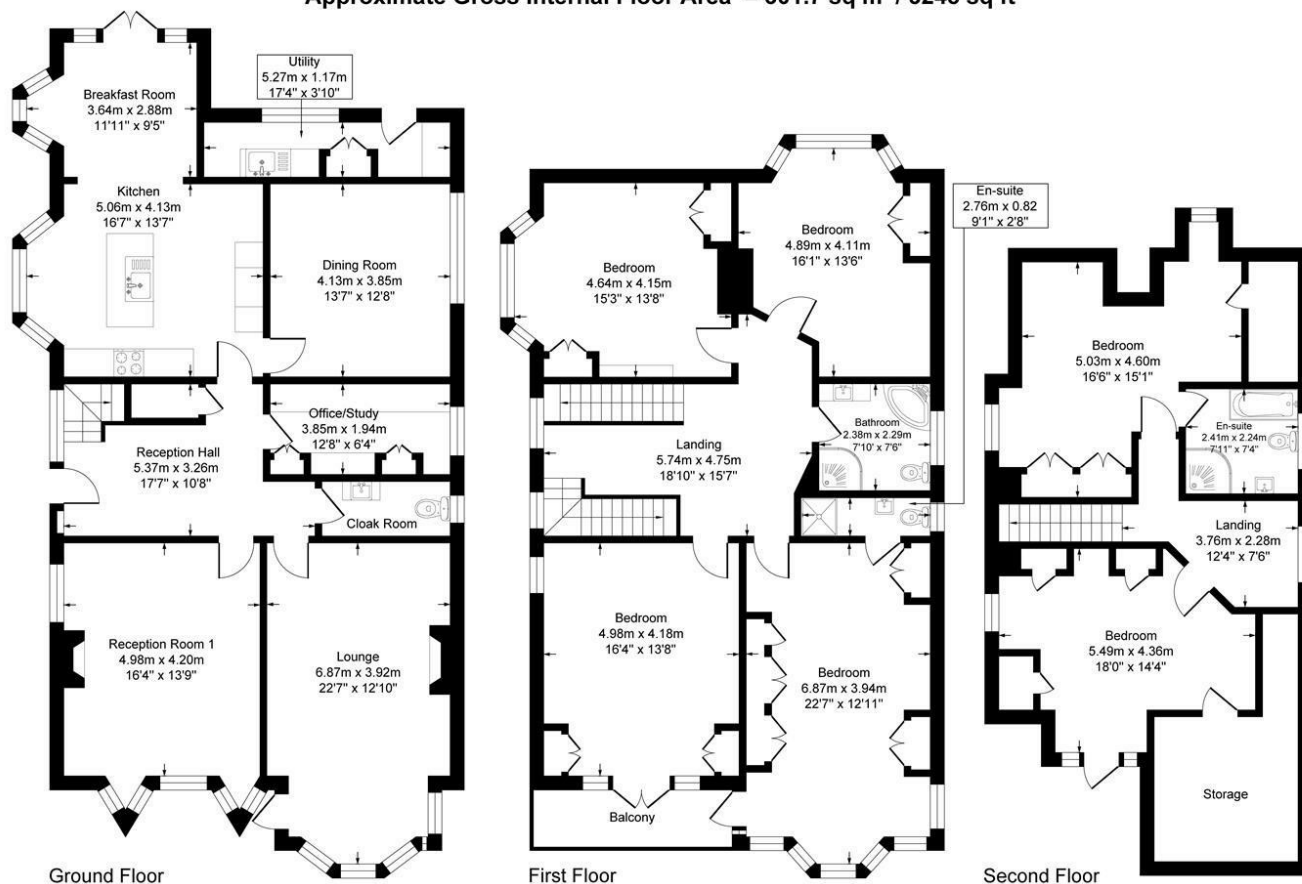
The property is only moments from the seafront and less than approximately five minutes' walk from both Chalkwell Beach and Chalkwell railway station, providing direct connections towards London.

The vibrant boutiques, cafés, bars and restaurants of Leigh Broadway are also within easy reach.

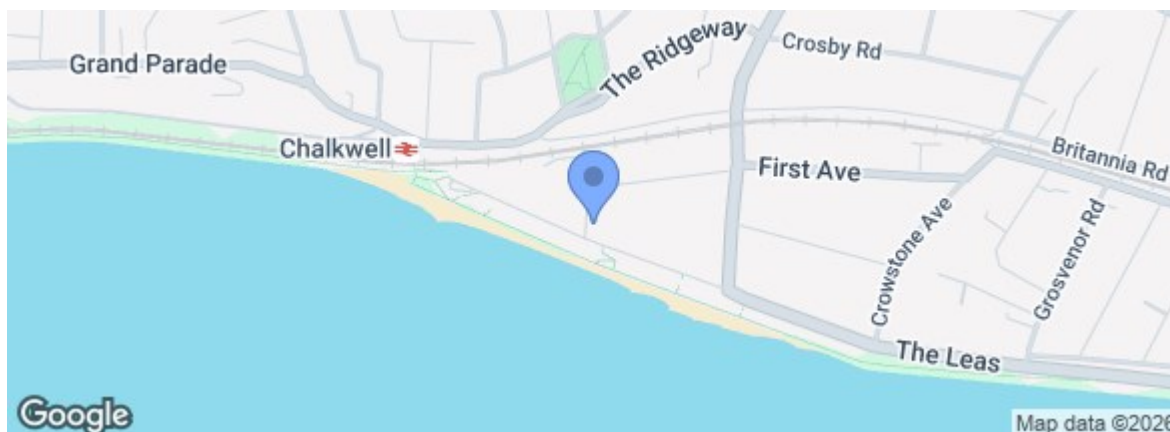
For those searching for a substantial family residence offering exceptional entertaining space, outstanding parking, beautiful sea views and one of Chalkwell's most desirable addresses, this is an opportunity not to be missed.

Chalkwell Esplanade

Approximate Gross Internal Floor Area = 301.7 sq m / 3248 sq ft



Energy Efficiency Rating	
Very energy efficient - lower running costs	Current Potential
(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	
Very environmentally friendly - lower CO ₂ emissions	Current Potential
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	EU Directive 2002/91/EC



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