

To arrange a viewing contact us
today on 01268 777400



Perry Road, Benfleet Guide price £425,000

- HIGHLY SOUGHT AFTER TREE LINED ROAD
- FOUR BEDROOMS
- CHARACTER DECOR THROUGHOUT
- AMPLE OFF STREET PARKING
- WALL FOR BEDROOM THREE HAS BEEN REMOVED TO CREATE LARGER LANDING
- CLOSE TO BENFLEET HIGH ROAD SHOPS, RESTAURANTS AND TRAIN STATION
- GROUND FLOOR BEDROOM WITH EN SUITE
- APPROX 75FT REAR GARDEN
- GARAGE
- TWO FLOOR PLANS TO SHOW HOW TO TURN BACK INTO A FOUR BED HOME

PREVIOUSLY A FOUR BEDROOM HOUSE BUT OWNERS REMOVED WALL TO CREATE LARGER LANDING, CAN EASILY BE PUT BACK AND ADDITIONAL FLOOR PLAN TO SHOW.

A Stylish and Versatile Home in the Heart of South Benfleet

Set on a highly sought-after tree-lined road in South Benfleet, this exceptional family home offers both style and substance, with spacious interiors, versatile accommodation, and a location that places every convenience within easy reach. Just a short stroll from Benfleet High Road, you'll find a fantastic selection of restaurants, shops, supermarkets, and excellent transport links via Benfleet train station—perfect for both families and commuters.

Upon arrival, the welcoming front porch sets the tone for the home's warm and elegant character. Step inside to a light-filled living room, enhanced by a feature bay window, offering the perfect setting for both relaxing and entertaining. At the heart of the home, the contemporary kitchen provides direct access to the garden, garage, and additional ground floor spaces, making everyday living effortless.

Front Porch — 1.546m x 1.580m (5.07 ft x 5.18 ft)

Lounge — 7.337m x 3.356m (24.07 ft x 11.01 ft)

Kitchen — 2.800m x 3.145m (9.19 ft x 10.32 ft)

Bedroom 3 / Guest Room — 3.313m x 3.079m (10.87 ft x 10.10 ft)

En- Suite

Landing — 4.582m x 1.622m (15.03 ft x 5.32 ft)

Bedroom 1 — 4.428m x 2.886m (14.53 ft x 9.47 ft)

Bedroom 2 — 3.547m x 3.049m (11.64 ft x 10.00 ft)

Family Bathroom

Approx 75ft Rear Garden

Outbuilding — 2.853m x 2.775m (9.36 ft x 9.10 ft)

Garage — 5.601m x 2.431m (18.38 ft x 7.98 ft)



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			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



Under the Property Misdescriptions Act 1991 we make every effort to ensure our sales details are accurate but they are a general outline and do not constitute any part of an offer or contract. Any services, equipment and fittings have not been tested and no warranty can be given as to their condition. We strongly recommend that all the information provided be verified by your advisors and in particular, measurements required for a specific purpose such as fitted furniture or carpets. Please tell us if you have any problems and members of our branches will help either over the phone or in person. A copy of our complaints procedure is available on request. The details are issued on the strict understanding that any negotiations in respect of the property named herein are conducted through Aspire Estate Agents.