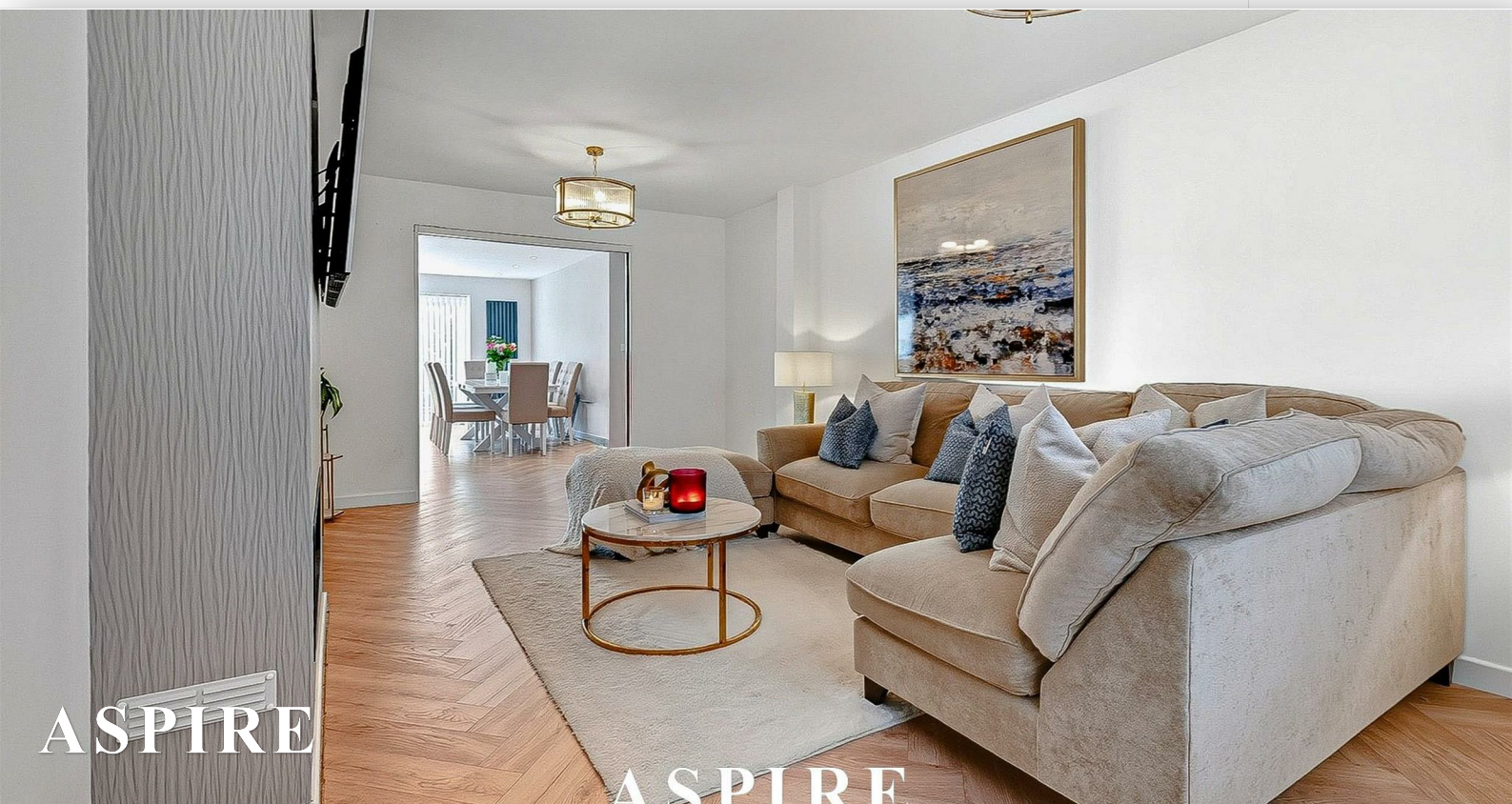


**To arrange a viewing contact us
today on 01268 777400**



School Avenue, Dunton Fields, Laindon Guide price £500,000

Aspire Estate Agents Basildon are delighted to present this stunning four-bedroom family home, perfectly positioned within the highly sought-after Dunton Fields development. Beautifully presented, extended to the rear, and thoughtfully designed across three spacious floors, this modern terraced property offers the ideal blend of comfort, style, and practicality for growing families.

Step inside through the welcoming entrance hallway, where you'll find a convenient downstairs W.C. and access to the heart of the home — a bright and inviting lounge, perfect for relaxing evenings or entertaining guests. To the rear, the impressive extended open-plan kitchen and dining area provides an exceptional space for family meals and social gatherings, complete with contemporary fittings and French doors opening out to the private rear garden, ideal for summer barbecues and outdoor enjoyment.

The first floor hosts three well-proportioned bedrooms, one benefiting from its own en-suite shower room, alongside a family bathroom. The top floor is dedicated entirely to the luxurious master suite, featuring a spacious bedroom area and a second en-suite shower room, offering a peaceful retreat away from the main living areas.

The home is beautifully decorated throughout, combining modern style with practical living. A well-maintained south-facing rear garden provides a perfect setting for outdoor dining, children's play, or simply unwinding in the fresh air. The property also includes a garage, located separately from the home, giving both secure storage and convenient parking.

Situated close to excellent transport links, local amenities, an Outstanding Ofsted-rated nursery on site, and well-regarded schools, this home truly ticks every box. With spacious accommodation, stylish interiors, an impressive rear extension, and superb living spaces, this is a property ready to move straight into — a perfect choice for families seeking quality and convenience in one impressive package.

Entrance Hall

19'4" x 7'3" (5.89m x 2.21m)

Downstairs W.C

7'3" x 3'6" (2.21m x 1.07m)

Lounge

19'4" x 11'3" (5.89m x 3.43m)

Kitchen / Diner

18'8" x 18'5" (5.69m x 5.61m)

Bedroom Four

11'3" x 7'2" (3.43m x 2.18m)

Bedroom Two

14'1" x 11'6" (4.29m x 3.51m)

Ensuite Shower Room 1

7'5" x 6'0" (2.26m x 1.83m)

Ensuite Shower Room 2

7'7" x 7'4" (2.31m x 2.24m)

Bedroom Three

11'6" x 9'2" (3.51m x 2.79m)

Bathroom

7'1" x 5'4" (2.16m x 1.63m)

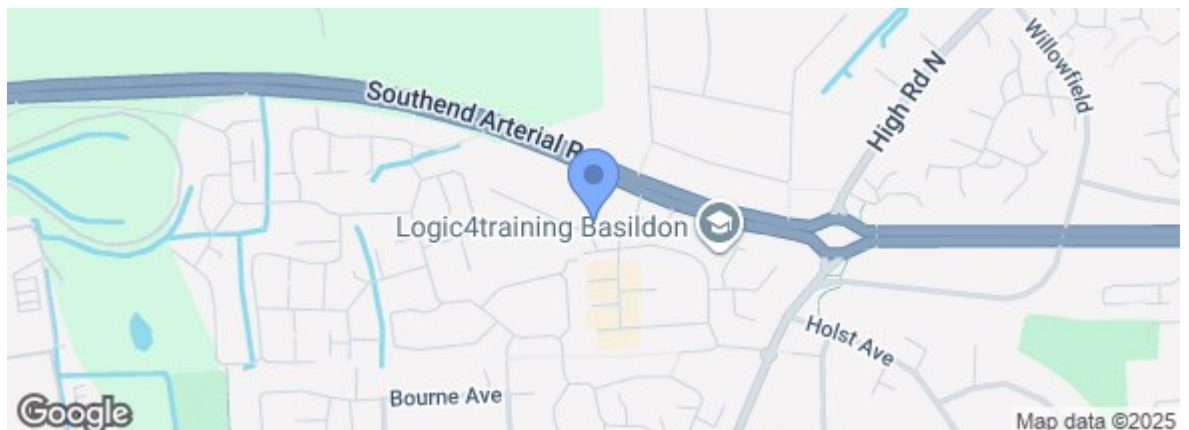
Master Bedroom

19'1" x 11'4" (5.82m x 3.45m)

Rear Garden



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		82	89
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.