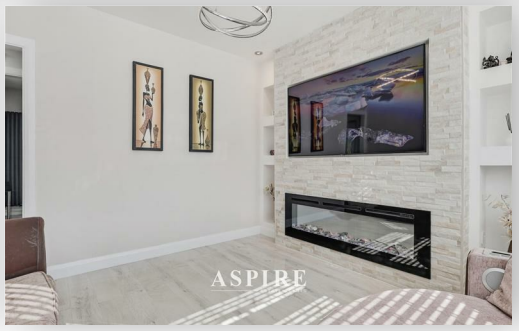
*To arrange a viewing contact us today on 01268 777400*

ASPIRE
ESTATE AGENTS



# Daws Heath Road, Rayleigh Offers in excess of £400,000

Spacious two bed semi detached with huge potential to extend location within 0.9 miles to Rayleigh station.

The ground floor offers a bright and welcoming lounge,. separate dining room sits adjacent to the thoughtfully designed kitchen.

Adding further practicality, the property benefits from a utility room and WC, offering excellent convenience and even the potential to be adapted into a second bathroom if desired.

Upstairs, you'll find two generously sized double bedrooms, both offering comfortable living space, alongside a well-appointed family bathroom.

Externally, the low-maintenance rear garden is ideal for busy lifestyles, providing a great space to enjoy the outdoors without the upkeep. A charming summerhouse creates a perfect shaded retreat during warmer months and offers flexibility as a home office, hobby room or additional entertaining space. The property also benefits from ample off-road parking for multiple vehicles.

Ideally positioned close to the town centre, the High Street is within easy reach, offering a wide range of shops, bars, restaurants and everyday amenities. Well-regarded schools and excellent transport links are also nearby, including a mainline station providing direct access into London Liverpool Street — making this an ideal choice for commuters.

**ENTRANCE HALL**

**LOUNGE**
12'4 x 12'1 (3.76m x 3.68m)

**DINING ROOM**
12'4 x 9'5 (3.76m x 2.87m)

**KITCHEN**
9'9 x 9'2 (2.97m x 2.79m)

**UTILITY ROOM/WC**

**FIRST FLOOR LANDING**

**MASTER BEDROOM**
12'4 x 10'6 (3.76m x 3.20m)

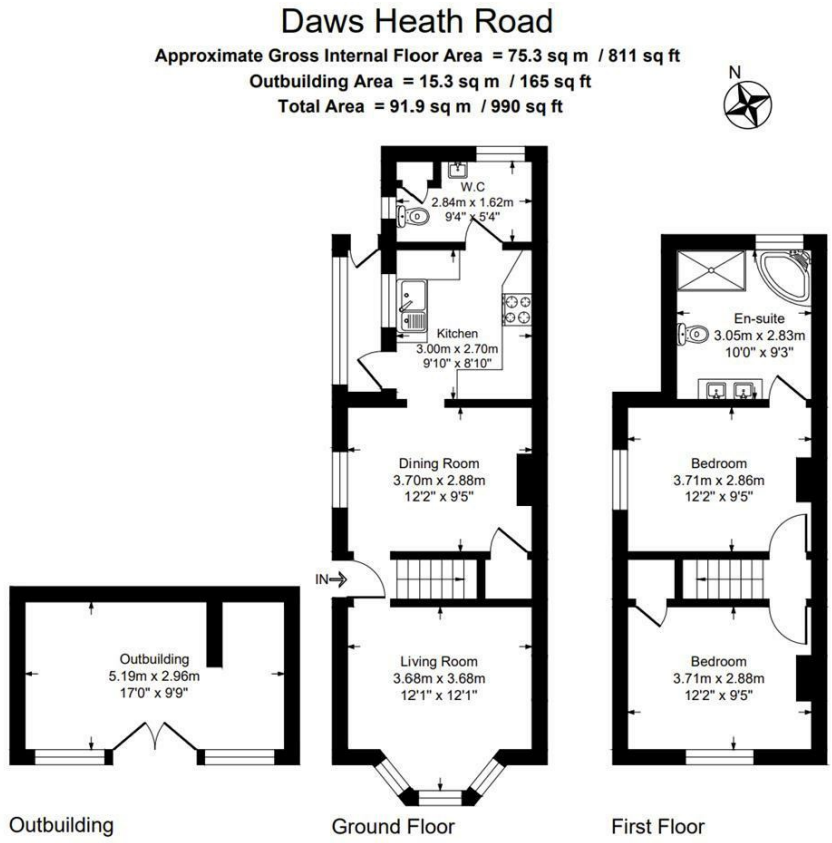
**BEDROOM TWO**
12'4 x 9'4 (3.76m x 2.84m)

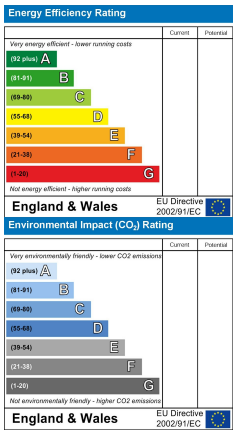
**BATHROOM**

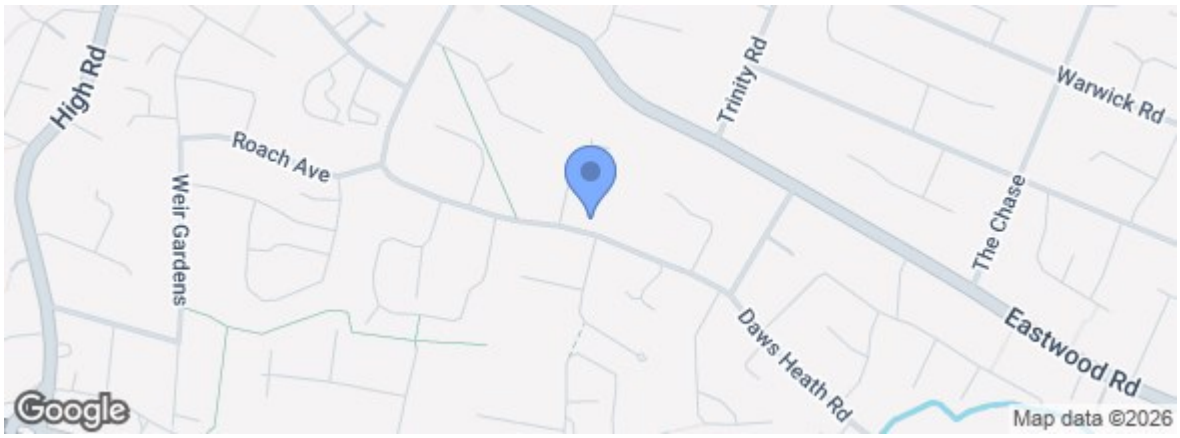
**REAR GARDEN**

**OUTBUILDING**
18' x 10' (5.49m x 3.05m)

**DRIVEWAY TO FRONT & SIDE**

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