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ASPIRE
ESTATE AGENTS

Merton Road, Benfleet Guide price £425,000

- BEAUTIFUL LANDSCAPED REAR GARDEN
- IMPECCABLY PRESENTED
- 20FT LOUNGE
- MODERN FITTED KITCHEN
- CLOSE TO LOCAL SHOPS AND TRANSPORT LINKS
- FANTASTIC AMOUNT OF OFF STREET PARKING
- SPACIOUS LIVING ACCOMODATION
- 16FT DINING ROOM/CONSERVATORY
- RECENTLY FITTED STUNNING SHOWER ROOM
- DETACHED GARAGE

Guide £425,000 to £450,000. This is an impeccably presented extended bungalow with the most stunning landscaped rear garden could be your perfect new home. The second you enter you can see and feel the quality and love that has been put into the bungalow. Not only is the decor fantastic the room sizes boast a 20ft lounge, 16ft dining room/conservatory, modern fitted kitchen, recently fitted shower room and two fantastic bedrooms. The rear garden is exquisite, being landscaped with paving, decking and raised flower beds keeping it low maintenance yet beautiful with the added benefit of a covered pergola style BBQ area. The front of the bungalow has a vast block paved driveway providing ample off street parking for numerous vehicles and access to the detached garage.

Entrance
L-shaped entrance hall, fitted carpet, smooth plastered and coved ceiling, loft access hatch, wall mounted radiator, doors to accommodation.

Lounge 6.35m x 3.35m (20'10 x 11'0)
Smooth plastered and coved ceiling, two wall mounted radiators, carpet laid to floor, opening through to...

Dining Room - 4.90m x 2.62m (16'1 x 8'7)
An excellent addition to the property is this substantial conservatory across the vast majority of the rear elevation clearly being used as further reception space. The room has wood effect laminate flooring, two wall mounted radiators, sky light, uPVC double glazed windows to either side and rear with central French doors to rear overlooking and providing access to landscaped rear garden.

Kitchen - 3.61m x 2.72m (11'10 x 8'11)
Fitted with matching cream high gloss wall and base units with complementary work surface and inset one and a half ceramic sink and drainer, integrated appliances, built in eye level oven with separate induction hob and extractor over, tiled splash backs, double glazed obscure window to side, smooth plastered and coved ceiling, wood effect laminate flooring.

Bedroom One - 4.52m x 3.18m (14'10 x 10'5)
An excellent size bedroom situated at the front of the property having uPVC double glazed lead light bay window to front, fitted carpet, wall mounted radiator, smooth plastered ceiling.

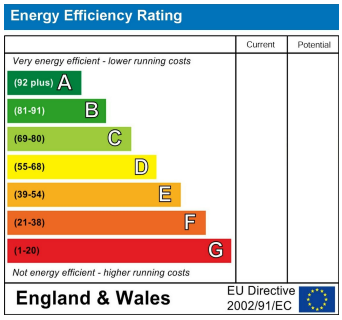
Bedroom Two - 3.61m x 2.87m (11'10 x 9'5)
A good size second bedroom once again situated at the front of the property having uPVC double glazed lead light bay window to front, fitted carpet, wall mounted radiator, smooth plastered and coved ceiling, fitted wardrobes.

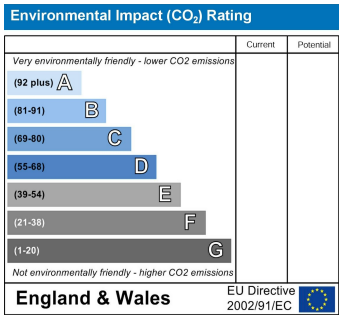
Shower Room
A recently fitted beautiful modern three piece white suite comprising large corner shower cubicle, wash hand basin with mixer tap in vanity unit with storage under and low level w/c with push button, wall mounted chrome heated towel rail, double glazed lead light window to side, Karndean luxury flooring.

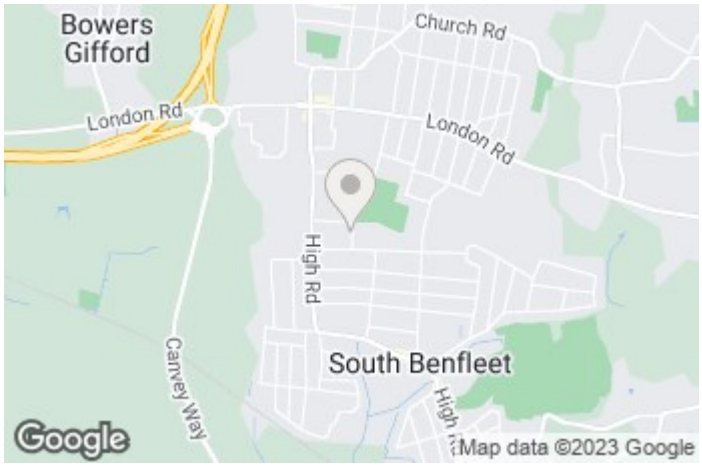
Rear Garden
Stunning rear garden commencing with paved patio, low level brick built wall with flower beds and steps up to a large decked area, covered wooden built bbq area with roof over, beautiful established flower beds, fence to all boundaries, access to detached garage and access to front of property via gate to side.

Detached Garage
Access via door from rear garden or up and over door to front, with power and lighting, work benches and double glazed windows to rear.

Driveway
Paved driveway offering off street parking for multiple cars with low level brick built wall to front, fence to either side and access to the front of the garage.







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