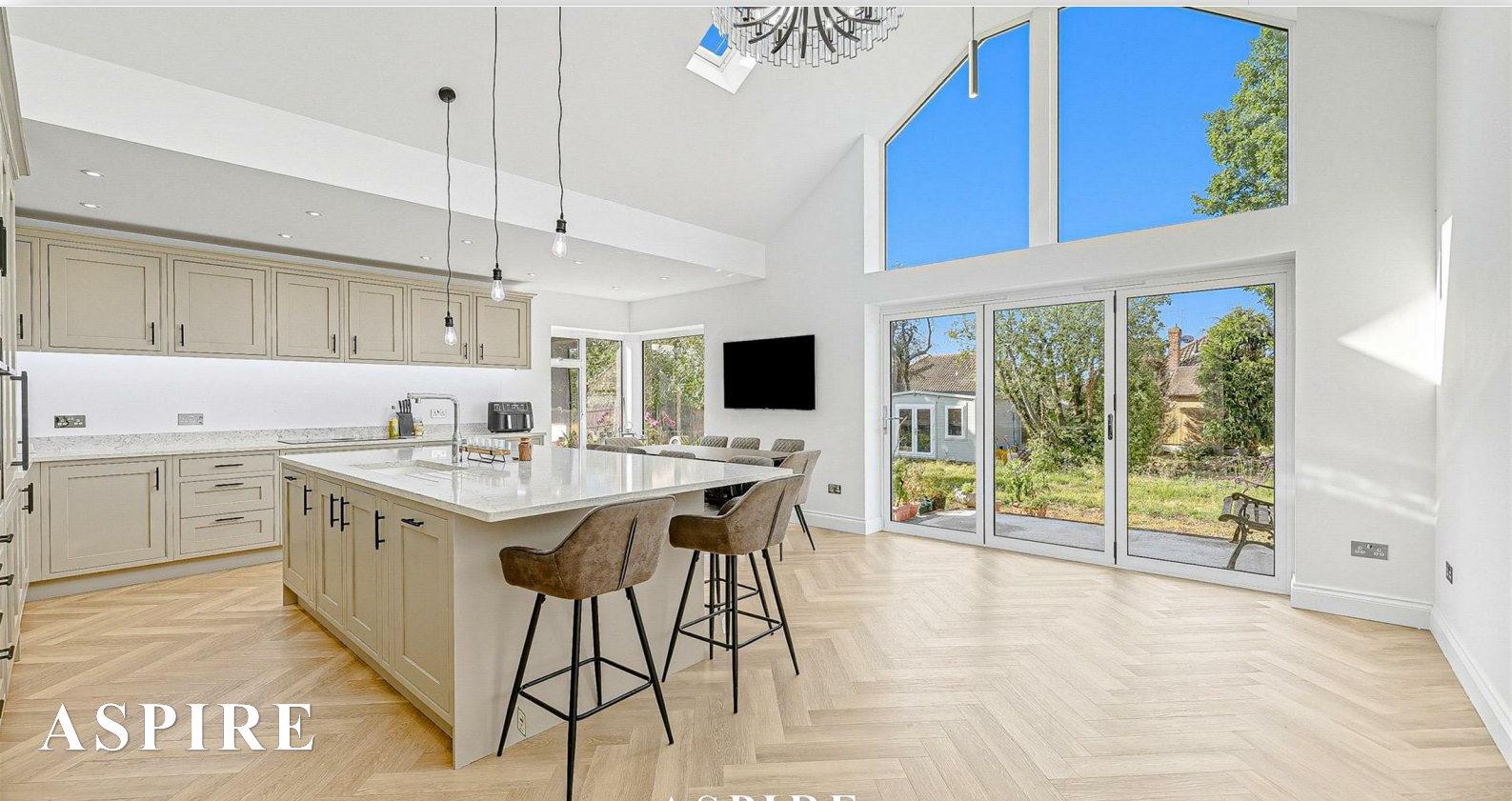


To arrange a viewing contact us
today on 01268 777400



Golden Manor Drive, Benfleet £800,000

Video Presentation Inside – GUIDE PRICE £800,000–£850,000
Exceptional Four-Bedroom Bungalow | Fully Remodelled | Quiet Cul-de-Sac | c. 1/3 Acre Plot

Tucked away in a peaceful cul-de-sac and set on a generous third of an acre, this stunning bungalow has been thoughtfully remodelled throughout to create a stylish and energy-efficient home.

Recently upgraded with new windows, flooring, full rewire, electrics and a new heating system, the property is ready to move straight into. The centrepiece is the impressive kitchen/breakfast room, featuring a vaulted ceiling, a large central island and skylights that flood the space with natural light — perfect for entertaining or family living.

Accommodation includes four well-proportioned double bedrooms. The principal suite enjoys a skylight window, dressing room and a luxurious en suite, while additional bedrooms also benefit from en suite bathrooms for maximum comfort and convenience.

Sustainability is a key feature, with solar panels generating around 5,000 kWh per year to help reduce running costs.

Outside, the expansive rear garden measures approximately 100ft x 80ft, offering excellent privacy and ample space for landscaping and outdoor entertaining. There is also an outbuilding currently fitted as a gym. In addition, planning permission is approved for a 30 sq m garden room (“man cave”) with shower room and WC, giving buyers exciting scope to extend the lifestyle space (details available on request).

Education links are excellent, being within Kingston Primary School catchment and The King John School catchment, and close to SEEVIC College.

This home perfectly balances contemporary design with practical living in a sought-after setting — a rare opportunity not to be missed. Video presentation available inside.

www.aspireestateagents.co.uk

Property Measurements

Entrance Hall: 11.99m x 2.84m (39'4" x 9'3")

Kitchen/Breakfast Room: 7.06m x 6.00m (23'2" x 19'8")

Utility Room: 2.47m x 1.69m (8'1" x 5'6")

Lounge: 5.54m x 3.84m (18'2" x 12'7")

Bedroom One: 3.74m x 2.81m (12'3" x 9'3")

Dressing Room

En Suite Bathroom

Bedroom Two: 4.16m x 2.94m (13'8" x 9'8")

En Suite Shower Room

Bedroom Three: 4.16m x 3.30m (13'8" x 10'10")

Bedroom Four: 4.21m x 3.61m (13'10" x 11'10")

Family Bathroom

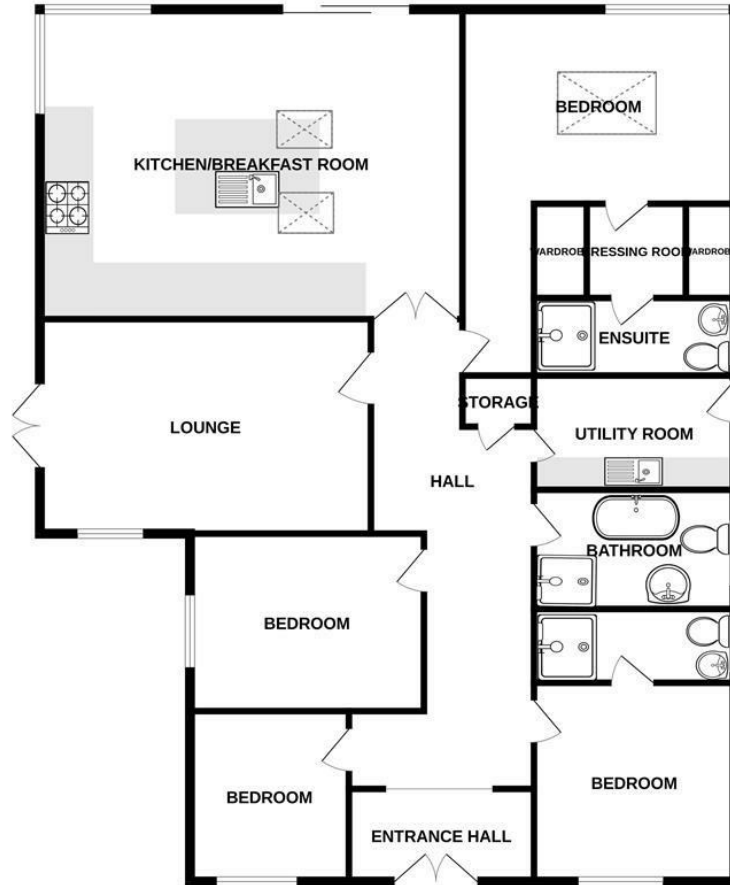
External

Rear Garden

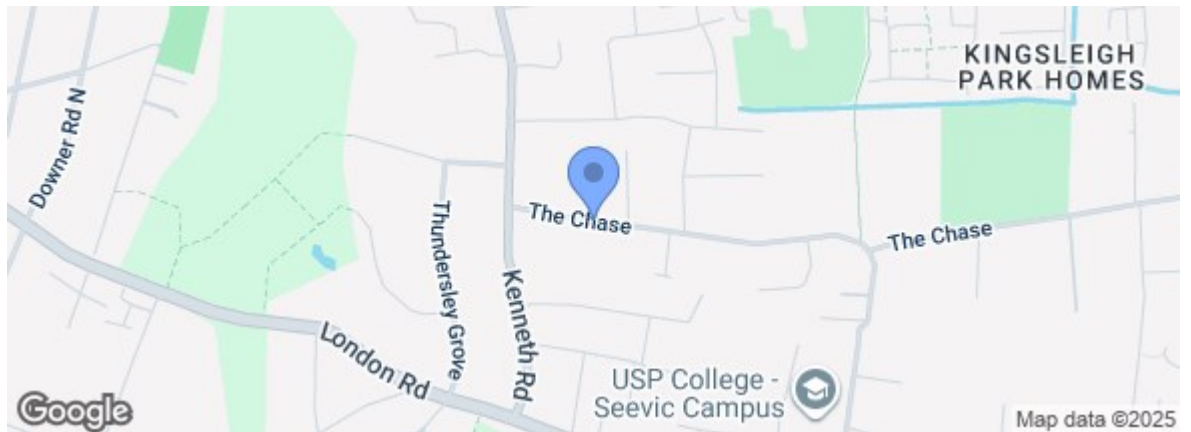
Courtyard Side Garden

Front Driveway with parking for several vehicles

GROUND FLOOR



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.