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Wyburns Avenue East, Rayleigh Guide price £450,000

- STUNNING FAMILY HOME
- GROUND FLOOR W/C
- EN SUITE TO THE MASTER
- BACKING ONTO WOODLAND
- LOW MAINTENANCE LANDSCAPED REAR GARDEN
- BEAUTIFUL FITTED MODERN KITCHEN/DINER
- MODERN FAMILY BATHROOM
- SPACIOUS LOUNGE
- OFF STREET PARKING
- HIGHLY SOUGHT AFTER LOCATION

Stylish and Spacious Family Living in the Heart of Rayleigh

Guide Price £450,000 to £465,000 - This beautifully presented end-of-terrace townhouse offers generous, flexible accommodation across three floors—perfectly suited for modern family life. Ideally positioned close to Rayleigh town centre, this versatile home combines comfort, practicality, and convenience.

At the heart of the home is a stunning kitchen/dining room, fully equipped with high-end appliances—ideal for everyday living and entertaining guests. The spacious lounge provides a relaxing setting to unwind or gather with family and friends, while an additional reception room offers flexibility as a guest bedroom, playroom, or home office.

Upstairs, the property boasts three double bedrooms, including a luxurious master suite with its own en-suite shower room. A well-appointed family bathroom completes the upper floors.

Outside, the low-maintenance rear garden is perfectly designed for summer enjoyment and easy upkeep. Allocated parking adds further practicality.

Entrance

A welcoming front door opens into a spacious hallway featuring a radiator, dado rail, staircase rising to the first floor, and elegant coved cornicing to the ceiling. Doors lead to:

Kitchen / Dining Area

15'12" x 12'1" (4.7M X 3.7M)

A beautifully appointed kitchen with a stylish range of wall and base units topped with Quartz work surfaces. Includes an inset sink with mixer tap and a full range of integrated Bosch appliances: mid-height double oven, hob with extractor hood, fridge freezer, dishwasher, washing machine, and tumble dryer. Tiled flooring, radiator, and coved cornicing with inset spotlights add to the finish. Double glazed window and French doors provide access to the rear garden.

Reception Room / Bedroom Four

13'9" x 8'1" (4.1 X 2.4)

Versatile space currently used as a bedroom or could serve as an additional reception room. Features include laminate flooring, a double glazed window to the front, built-in wardrobes, and coved cornicing to ceiling.

Ground Floor Cloakroom

Fitted with a modern two-piece suite comprising a wash hand basin set within a vanity unit with mixer tap and a low-level WC. Finished with tiled flooring, partially tiled walls, radiator, and an obscure double glazed window to the front. Coved cornicing to ceiling completes the look.

First Floor Landing

Carpeted stairs continue to the second floor. Doors lead to:

Lounge

15'9" x 15'8" (4.8M X 4.7M)

Generously proportioned living area with twin double glazed windows overlooking the rear garden. Features fitted carpet, radiator, and coved cornicing to the ceiling.

Bedroom Three

12'7" x 8'7" (3.8M X 2.6M)

Bright and airy double bedroom with fitted carpet, radiator, double glazed window to front, and built-in wardrobe.

Family Bathroom

Contemporary three-piece suite comprising an L-shaped panelled bath with mixer tap and handheld shower attachment, vanity-mounted wash hand basin with mixer tap, and a low-level WC. Finished with tiled flooring, obscure double glazed window to the front, and spotlights to ceiling.

Second Floor Landing

Fitted carpet and doors to:

Bedroom Two

13'10" x 8'5" (4.2M X 2.5M)

A well-sized double bedroom featuring laminate flooring, radiator, double glazed window to the front, and built-in wardrobe.

Master Bedroom

13'9" x 10'8" (4.1M X 3.2M)

Spacious and light-filled main bedroom with fitted carpet, radiator, twin rear-facing Velux double glazed windows, and built-in wardrobes. Door leading to:

En-Suite Shower Room

Stylishly fitted with a three-piece suite including a double shower enclosure, wash hand basin set within a vanity unit with mixer tap, and a low-level WC. Heated towel rail and ceiling spotlights complete the space.

Exterior

Rear Garden

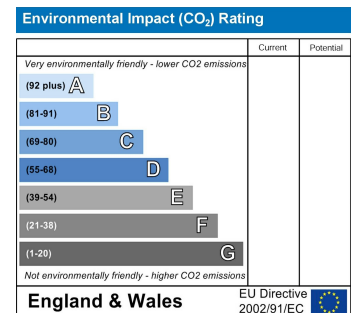
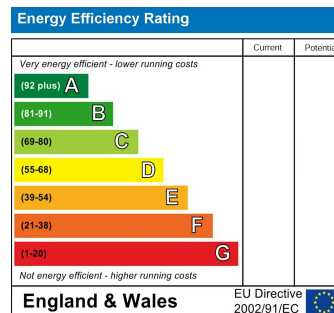
Designed for low-maintenance living, the garden features a paved patio area leading to an artificial lawn, a rear pathway to a storage shed, and gated side access.

Parking

The property benefits from two allocated parking spaces located to the side.

Front Garden

Attractive frontage with a paved path leading to the entrance, flanked by decorative stone chippings.



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