





**\*\*\*\* AN EXTENDED 3 BEDROOM 3 RECEPTION AREA FAMILY HOME \*\*\*\***

An ideal opportunity to purchase this spacious home located with minutes walk of Thundersley village with shops and pubs, Schools & buses to both Rayleigh & Benfleet stations,

The property has been extended to the ground floor offering a spacious lounge, modern kitchen being open to the dining area & conservatory, modern ground floor bathroom,

To the first floor are three bedrooms & en-suite shower,

Externally the property has a delightful garden and ample parking with a detached garage

The property is also being offered with no onward chain

**ACCOMMODATION**

**RECEPTION HALL**

UPVC double glazed window & door to the side elevation, radiator, power points,

**LOUNGE 18'4 x 12'7 (5.59m x 3.84m)**

UPVC double glazed window to front with fitted shutters, feature fireplace with tiled insert & hearth incorporating gas living flame fire, coving, radiator, power & Tv points,

**KITCHEN 14'3 x 13'7 (4.34m x 4.14m)**

Fitted with modern range of Shaker style light Oak eye level & base level units, complimentary rolled edge worktops incorporating stainless steel sink drainer, gas hob having extractor above, double oven, splash back tiling, integrated fridge & freezer, dishwasher & plumbing for washing machine, wine rack, worktop lighting, laminate flooring, power points, wall lights, large storage/under stair cupboard, open way to

**DINING ROOM 18'3 x 8'5 (5.56m x 2.57m)**

UPVC double glazed door to side, laminate flooring, radiator, power & wall lights, open way to

**CONSERVATORY 12'3 x 9'6 (3.73m x 2.90m)**

UPVC double glazed windows to three elevations & French doors to the rear garden, radiator, power points, laminate flooring,

**GROUND FLOOR BATHROOM**

UPVC double glazed window to rear, modern white suite comprising off set panelled bath with fitted glazed screen & shower over, vanity wash hand basin with storage cupboard below, low level wc, fully tiled walls and complimentary tiled floor, radiator,

**FIRST FLOOR LANDING**

Access to loft space,

**BEDROOM 1 14'8 x 12'2 (4.47m x 3.71m)**

UPVC double glazed window to front with fitted shutters, wardrobes having matching bed side cupboards, radiator, power points,

**EN-SUITE SHOWER ROOM**

UPVC double glazed window to side, modern white suite comprising shower with glazed screen, low level wc, vanity wash hand basin, chrome heated towel rail, splash back tiling, laminate flooring,

**BEDROOM 2 17'17'2 x 10'6 max (5.23.39m x 3.20m max)**

UPVC double glazed window to rear, fitted wardrobes, radiator, power points,

**BEDROOM 3 10'1 x 7'9 (3.07m x 2.36m)**

UPVC double glazed window to rear, radiator, power points,

**OUTSIDE**

**REAR GARDEN**

A Delightful and well stocked garden with patio area & artificial grass leading to lawn and raised beds, ornamental pond & further patio, summer house with lighting & power points,

**FRONT GARDEN**

Block paved providing parking which extends to the side leading to garage,

**GARAGE**

Up and over door to front, lighting & power points,