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Estate Agents

Situated in the desirable area of Woodburn Close, Benfleet, this modern three-bedroom mid-terrace house presents an excellent opportunity for families and professionals alike. The property boasts a spacious open-plan lounge, kitchen, and dining area, creating a perfect space for both relaxation and entertaining. The three well-proportioned bedrooms offer ample room for comfortable living, while the three-piece family bathroom provides a practical and stylish facility for everyday use. This home is particularly appealing for families, as it falls within the catchment area for the highly regarded King John School and Westwood Academy, ensuring access to quality education for your children. Conveniently located, the property offers easy access to the A127 and A13, making commuting a breeze and connecting you to nearby towns and cities. With its modern features and prime location, this terraced house is an ideal choice for those seeking a blend of comfort and convenience in Benfleet. Don't miss the chance to make this lovely house your new home.

- Modern mid-terrace house
- Large open plan lounge/kitchen/diner
- Separate utility room
- Tastefully decorated throughout
- Easy access to A127 and A13
- Three well sized bedrooms
- Three-piece family bathroom
- Spacious rear garden
- Close to local amenities
- In catchment for The King John School and Westwood Academy

Woodburn Close

Benfleet

£350,000

Asking Price

3 1 1 C

Woodburn Close

Frontage
Fence perimeter, front lawn area, overhanging front porch, outside lighting, tiled path to:

Entrance Hallway
6'0" x 5'1"
Smooth ceiling with inset spotlights, composite entrance door to the front, carpeted stairs rising to the first floor landing, wood effect laminate flooring, door to:

Lounge/Diner
20'9" x 8'7"
Smooth ceiling with a feature pendant light, double-glazed window to the front, double-glazed bi-folding doors to the rear opening onto the garden, two radiators, wood-effect laminate flooring, opening to:

Kitchen
12'11" x 10'5"
Smooth ceiling with inset spotlights, double-glazed window to the rear overlooking the garden. White gloss handleless kitchen comprising of; wall and base-level units with a square edge laminate worktops, 1.5 stainless steel sink and drainer, integrated oven, integrated microwave, four-ring induction hob with an extractor fan above, brick effect laminate splashback, integrated washing machine, pan drawers, tiled flooring, door to:

Utility Room
8'3" x 5'6"
Smooth ceiling, door to the front with an adjacent obscured double-glazed window, space for an American-style fridge freezer, space for a washing machine, space for a tumble dryer on a stacker system, brick walls, wood effect laminate flooring.

First Floor Landing
11'8" x 3'4"
Smooth ceiling with a pendant light, loft access, double doors to an airing cupboard, carpet, doors to all rooms.

Bedroom One
11'6" x 11'6"
Smooth ceiling with a pendant light, double-glazed window to the front, traditional style radiator, wood-effect laminate flooring.

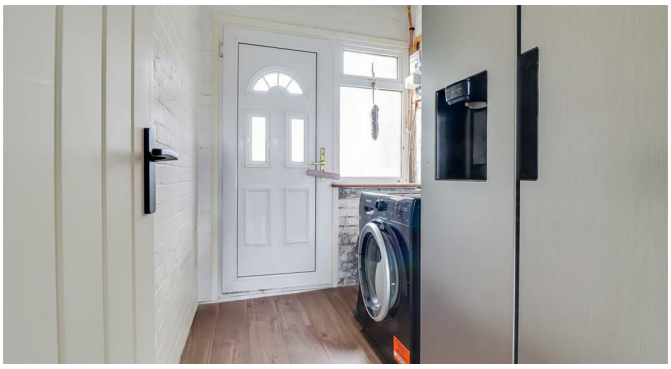
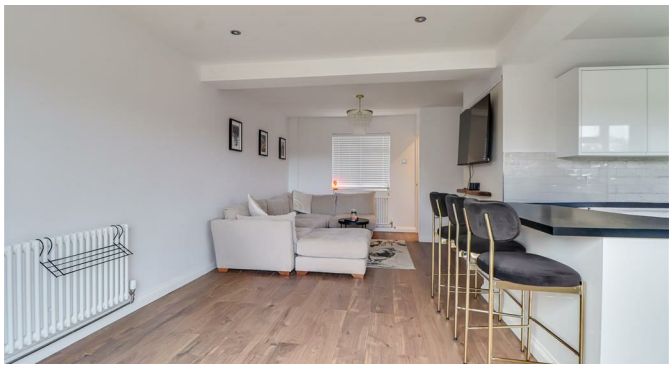
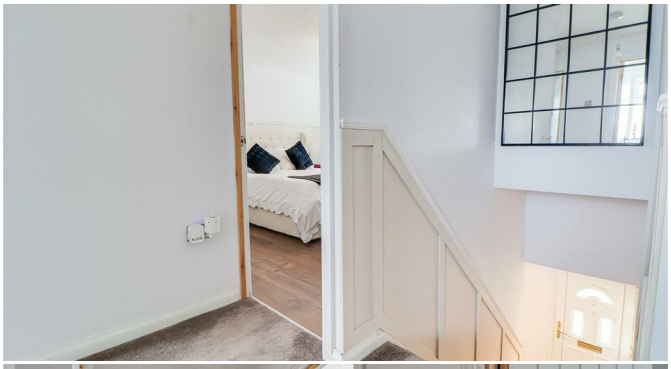
Bedroom Two
13'1" x 9'3"
Smooth ceiling with a pendant light, double-glazed window to the rear overlooking the garden, space for floor-to-ceiling wardrobes, traditional style radiator, wood-effect laminate flooring.

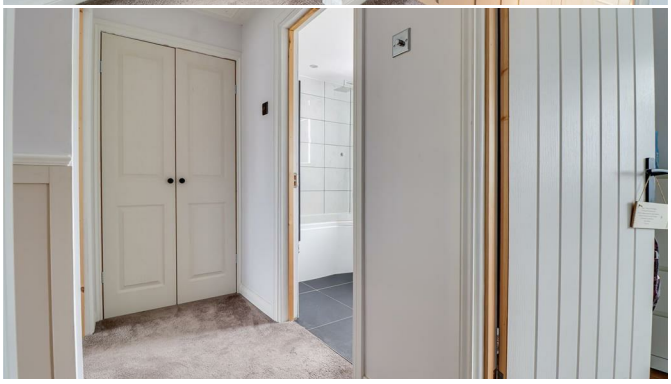
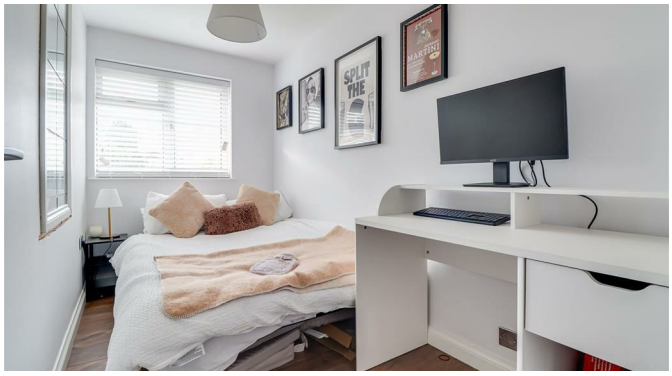
Bedroom Three
11'6" x 5'6"
Smooth ceiling with a pendant light, double-glazed window to the front, traditional radiator, wood-effect laminate flooring.

Three-Piece Family Bathroom
6'2" x 4'7"
Smooth ceiling with inset spotlights and an extractor fan, obscured double-glazed window to the rear, p-shaped bath with a rainfall head and shower hose, tiled walls, wall-mounted vanity unit wash basin, wall-mounted mirrored cupboard, low-level WC, tiled flooring.

Rear Garden
Commences a tiled patio area with the remainder laid to lawn, space for an outdoor seating area, ideal for entertaining, flower, shrub and tree border, fencing to rear and side aspect, outside lighting, outside tap.

Agents Notes:
Council tax band: C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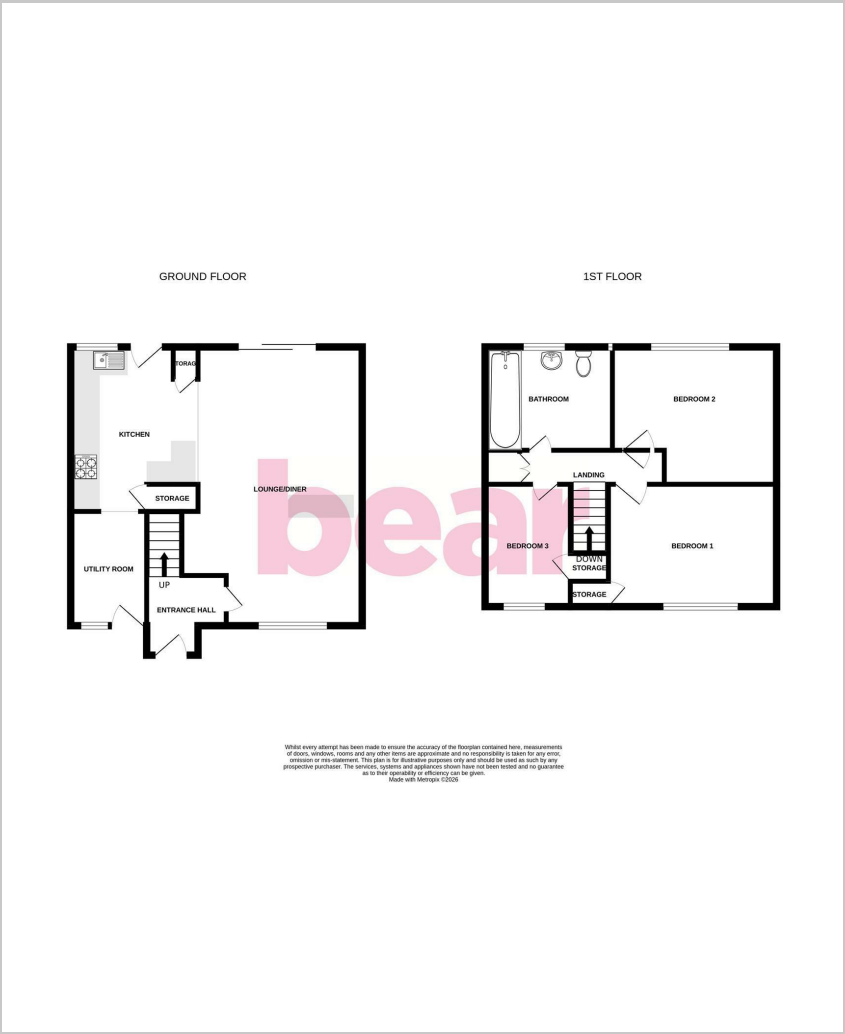
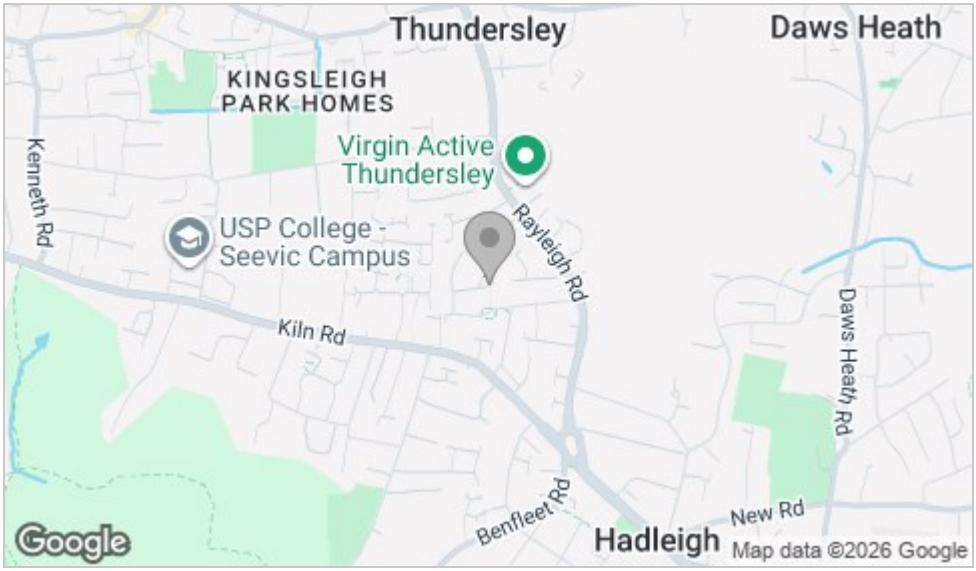
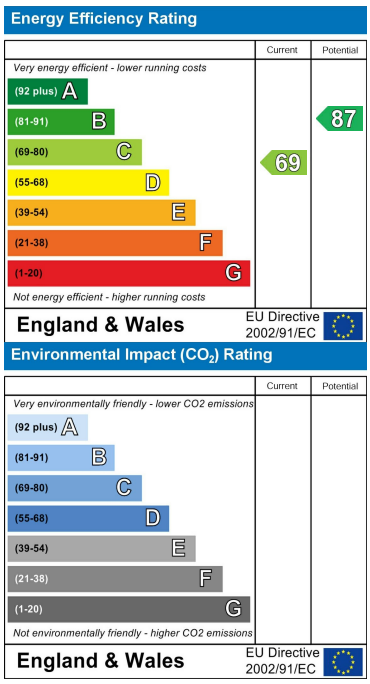
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Leigh-on-Sea Office on 01702 887 496 if you wish to arrange a viewing appointment for this property or require further information.

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