



A rare character property built in 1890 and retains many of its original features, offering spacious and versatile accommodation in a popular Westcliff-on-Sea location, this extended semi-detached home is perfectly suited to modern family living.

The property features three well-sized bedrooms and two bathrooms, alongside a thoughtfully designed layout that provides plenty of room for both everyday life and entertaining. The focal point of the home is the impressive open-plan kitchen/family room, a bright and welcoming space where cooking, dining and relaxing come together effortlessly. With direct access to the rear garden, it creates a wonderful setting for family gatherings and social occasions alike.

Outside, the rear garden has been designed with enjoyment in mind, featuring a raised patio area that offers the perfect spot for outdoor dining and entertaining. Side access connects the garden to the front of the property, where a private driveway provides off-street parking for multiple vehicles.

The location is a particular highlight. Leigh Road and Leigh Broadway are both within easy walking distance, offering an excellent selection of independent shops, cafés, restaurants and everyday amenities. Families will also appreciate the property's position within the catchment area for the highly sought-after Westcliff Grammar Schools.

Combining generous living space, a family-friendly layout and a convenient location close to some of the area's most popular amenities, this is a home that effortlessly balances practicality with lifestyle appeal.

- Largely extended family home
- Delightful rear garden with raised patio and side access to the front driveway
- Upstairs bathroom and downstairs shower room
- Tastefully modernised throughout
- Short walk to Chalkwell Station, Beach and Park
- Driveway for two to three vehicles
- Impressive open plan kitchen family room with separate utility
- Two to three double bedrooms
- Walking distance to Leigh Road and Leigh Broadway shopping facilities
- Westcliff Grammar School for Boys and Girls catchment

Eastwood Lane South

Westcliff-On-Sea

£500,000

Offers Over



Eastwood Lane South



Frontage

Block paved driveway for two to three vehicles, front garden area side access to the rear garden, access to:

Entrance Hallway

13'3" x 8'5" > 5'7"

Smooth ceiling with inset spotlights, decorative arc picture rails, composite entrance door to the front, laminate flooring, radiator, door to:

Bedroom Three/Sitting Room

11'10" x 11'5"

Double glazed leadlight stained glass window to the front, window to the side, ceiling rose with a pendant light, picture rails, dado rail, feature fireplace opening with a tiled hearth, radiator, carpet.

Downstairs Shower Room

6'11" x 5'6"

Smooth ceiling with inset spotlights, extractor fan, obscured double glazed window to the front, combined vanity unit wash basin and low-level WC, matching wall unit with a mirrored cabinet, shower with a rainfall head and shower hose, tiled splashbacks, patterned tiled flooring, radiator.

'L' Shaped Kitchen Family Room

24'2" > 10'8" x 20'6" > 12'3"

Lounge Area:

Smooth ceiling with inset spotlights, double glazed windows to the side and rear overlooking the garden, double glazed French doors to the rear leading out to the garden with adjacent double glazed floor to ceiling windows, wall mounted radiator, laminate flooring, open plan to:

Dining Area:

Smooth ceiling with inset spotlights, radiator, double glazed windows to the rear overlooking the garden, laminate flooring, open plan to:

Kitchen Area:

Smooth ceiling with inset spotlights, feature pendant lights, built in inset shelves with inset spotlights, large party cupboard that extends under the stairs. Modern two tone shaker style kitchen with; wall and base level units with a square edge laminate worktop, pan drawers, large ceramic sink and drainer with a chrome mixer tap, tiled splashbacks, integrated fridge and freezer, pull-out spice rack, built in shelving, four ring induction hob with an extractor fan above, integrated oven and integrated grill, integrated dishwasher, pull-out bin storage, laminate flooring, door to:

Utility Room

5'7" x 5'6"

Smooth ceiling with inset spotlights, extractor fan, UPVC double glazed door to the side, wall and base level units with a square edge laminate worktop, stainless steel sink with a chrome mixer tap, space for a washing machine, floor to ceiling cupboard housing a Worcester combination boiler, radiator, laminate flooring.

First Floor Landing

A spacious L-shaped landing providing access to the loft, complemented by an attractive picture rail.

Bedroom One

12'0" x 11'8"

Bedroom One

A generous principal bedroom featuring a double-glazed front-facing window with charming stained-glass fanlights. Additional features include a Victorian-style cast iron fireplace, stripped wooden flooring, a built-in storage cupboard, radiator, and decorative picture rail.

Bedroom Two

10'11" x 8'5"

A well-proportioned bedroom with two UPVC double-glazed side-facing windows, radiator, and picture rail.

Bathroom

9'8" x 6'7"

Beautifully appointed with an obscure UPVC double-glazed rear window and fitted with a contemporary white suite comprising a panelled bath with mixer tap, walk-in double shower enclosure, low-level WC, and pedestal wash hand basin with mixer tap. Further benefits include tiled flooring, partially tiled walls, a heated towel rail, built-in storage cupboard, extractor fan, and quality fittings throughout.

Rear Garden

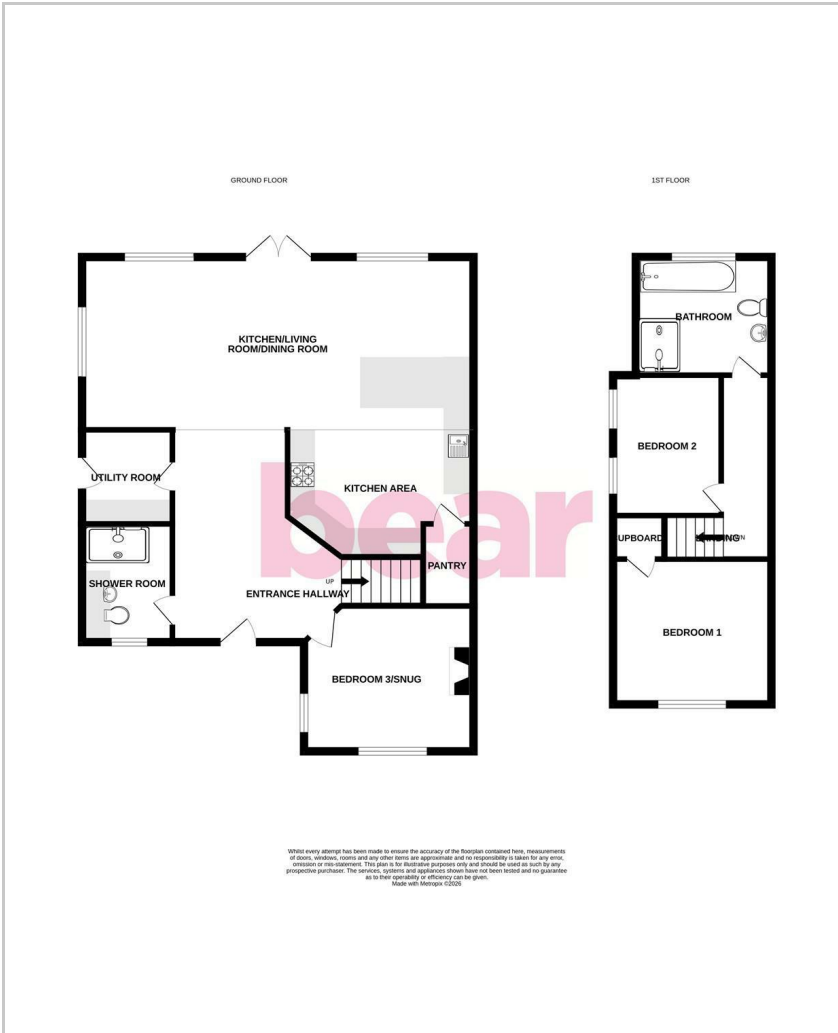
Commences a raised patio area with the remainder laid to lawn with flower and shrub borders, garden shed, outside lighting, outside tap, side access to the front driveway, second storage shed to the side.

Agents Notes:

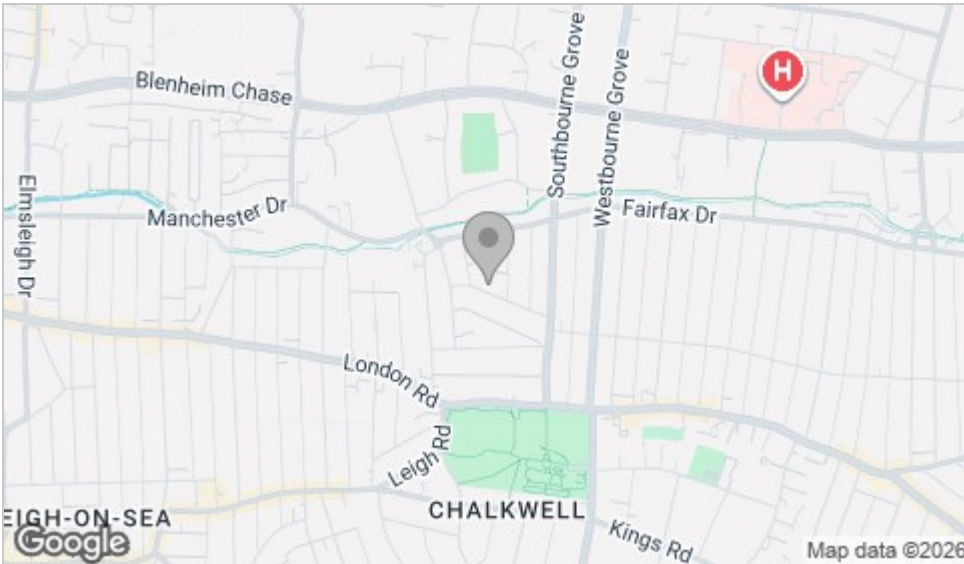
Council tax band: B



Floor Plan



Area Map



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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Energy Efficiency Graph

