



* £375,000- £425,000 * NO ONWARD CHAIN * WEST FACING GARDEN * QUIET CUL-DE-SAC * MODERN KITCHEN AND CONSERVATORY * IN AND OUT DRIVEWAY PLUS GARAGE * DETACHED * This charming and spacious detached bungalow comes to market with no onward chain and offers ample parking, a garage with workshop attached, a low-maintenance west facing garden, great room sizes, modern fitted kitchen and a three-piece shower room. The property is in a beautifully quiet location on a peaceful cul-de-sac and has great schools within the catchment area. Amenities and transport links are also nearby.

- Detached bungalow
- Quiet cul-de-sac
- West facing garden
- Three-piece shower room
- Large conservatory
- Garage and workshop
- In and out driveway for three vehicles
- Modern fitted kitchen
- Great bedroom sizes
- No onward chain

Blenheim Park Close

Leigh-on-Sea

£375,000

Price Guide



Blenheim Park Close



Frontage

Block paved in and out driveway providing parking for up to three vehicles, plus access to the single garage, side access, garden wall with planting border, composite and obscured double glazed entrance door leading to:

Entrance Hallway

Two storage cupboards, coving, picture rail, loft access, radiator, skirting, and carpet, doors to all rooms.

Master Bedroom

13'4" x 12'9"

UPVC double glazed bay fronted window, radiator, coving, picture rail, skirting and carpet.

Bedroom Two

10'2" x 8'0"

UPVC double glazed window to front aspect, stained glass feature window to side aspect, radiator, coving, picture rail, skirting and carpet.

Lounge-Diner

18'7" x 10'7"

Aluminium double glazed sliding door for conservatory access and a secondary UPVC double glazed window to side aspect, feature fireplace, two double radiators, ceiling rose, coving, picture rail, skirting and carpet.

Three-Piece Shower Room

6'11" x 5'9"

Obscured UPVC double glazed window to side aspect, walk-in double shower, floor to ceiling wall tiles, vanity unit with wash basin and chrome mixer tap. low-level w/c, chrome towel radiator, extractor fan, spot lighting, skirting, tiled floor.

Kitchen

9'10" x 8'10"

UPVC double glazed door for conservatory access, as well as dual aspect UPVC double glazed windows to rear and side aspects, high gloss kitchen units both wall mounted and base level comprising; sink and drainer with mixer tap and tiled splashback, four ring burner hob with extractor over and integrated oven, Bosch washing machine, dishwasher, integrated fridge freezer, real wooden worktops, spot lighting, skirting, wooden flooring.

Conservatory

18'5" x 7'4"

UPVC double glazed french doors for garden access as well as UPVC double glazed windows all around, skirting, power points, lighting, tiled flooring.

South West Facing Rear Garden

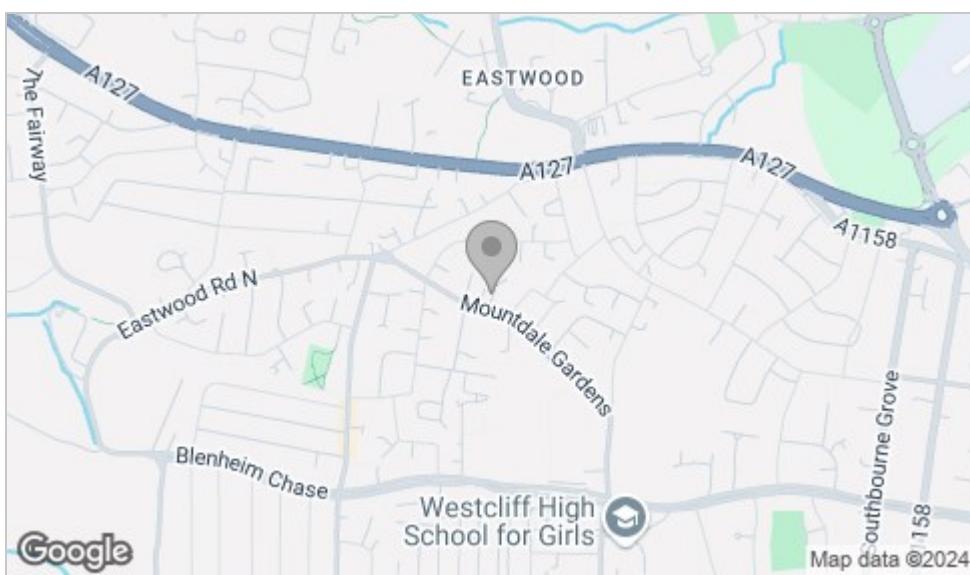
Landscaped low-maintenance garden with fencing all around, paved seating areas, access to rear of garage and the workshop, side access to front of property.



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

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			
Very environmentally friendly - lower CO ₂ emissions		Current	Potential
(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	