



Bear Estate Agents are understandably enthused to bring to the market this beautifully presented and lovingly cared for three-bedroom semi-detached family home which offers deceptively spacious living accommodation coupled with a show home finish throughout. The property profits greatly from being located within the incredibly sought-after 'Eversley' location which is just a very short walk from Pitsea Town Centre and rail links direct into London.

- Inviting Entrance Hall Complete With Ground Floor W/C
- Beautiful Kitchen/Diner 22'1 x 10'7
- Conservatory 11'4 x 8'6
- Family Bathroom Suite 6'1 x 6'1
- Driveway Parking
- Living Room 13'10 x 10'4
- Utility Room 11'9 x 8'10
- Master Bedroom 12'9 x 9'6, Bedroom Two 11'2 x 10'4 Plus Bedroom Three 9'9 x 6'4 - Fitted Wardrobes To Master & Bedroom Two
- Pleasant Rear Garden Over Two Tiers
- Walking Distance To Pitsea Town Centre & Rail Links Direct Into London

## Bradbourne Way

Pitsea

**£425,000**

Guide Price





# Bradbourne Way



Guide Price £425,000 - £450,000...

Internally the new owner will be greeted via the welcoming entrance hall which comes complete with both understairs storage and a ground floor W/C.

The main living room measures 13'10 x 10'4 and provides the perfect environment in which to both entertain and relax.

Worthy of special mention is the quite incredible kitchen come diner which measures a HUGE 22'1 x 10'7. The kitchen, fitted 7 years ago has been maintained to a superb standard and is able to boast features such as three 'Neff slide & hide ovens', one with microwave, floor to ceiling storage cupboards, integrated fridge/freezer, dishwasher, wine rack and induction hob. There is also an abundance of both worktop space and storage space plus a breakfast bar with space for multiple bar stools.

Off of the kitchen is the large utility room which measures a further 11'9 x 8'10 offering further worktop space and storage space. There is also a large storage cupboard off of the utility room.

Completing the ground floor living accommodation is the bright and airy conservatory which measures a further 11'4 x 8'6 and provides a further area of living space and could be utilised to suit the new owners requirements.

The first floor commences with a spacious landing which allows access to all three bedrooms and the family bathroom suite.

The master bedroom measures 12'9 x 9'6, bedroom two measures 11'2 x 10'4 whilst bedroom three measures a further 9'9 x 6'9. Both the master bedroom and bedroom two come complete with fitted wardrobes.

The family bathroom suite completes the first floor and measures 6'1 x 6'1 and consists of the W/C, washbasin and bathtub with overhead shower. The bathroom was fitted in 2021 and has again been maintained to the highest of standards.

Externally the property is able to boast a pleasant rear garden which is spread over two tiers, the lower tier comprising of an area of patio leading to a higher tier of artificial turf complete with 'glass balustrades'.

To the front there is driveway parking for one vehicle plus ample street parking.

Situated within walking distance of Pitsea Town Centre and rail links direct into London the location is perfect for local amenities and offers something for all ages and for all of the family. The property also offers fantastic access to the A13.

Internal viewings come highly recommended so that one can appreciate and acknowledge first-hand all that this wonderful family home has to offer.

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Freehold.  
Council Tax Band D.

## Inviting Entrance Hall

### Ground Floor W/C

### Living Room

13'10 x 10'4

### Kitchen/Diner

22'1 x 10'7

### Utility Room

11'9 x 8'10

## First Floor Landing

### Master Bedroom

12'9 x 9'6

### Bedroom Two

11'2 x 10'4

### Bedroom Three

9'9 x 6'9

### Family Bathroom Suite

6'1 x 6'1

## Pleasant Rear Garden Over Two Tiers

### Driveway Parking

### Quiet Cul De Sac Location

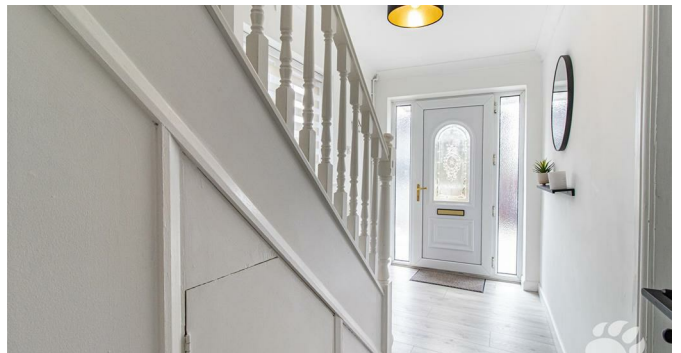
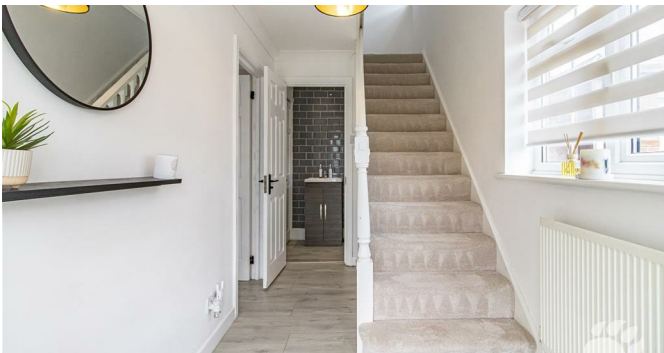
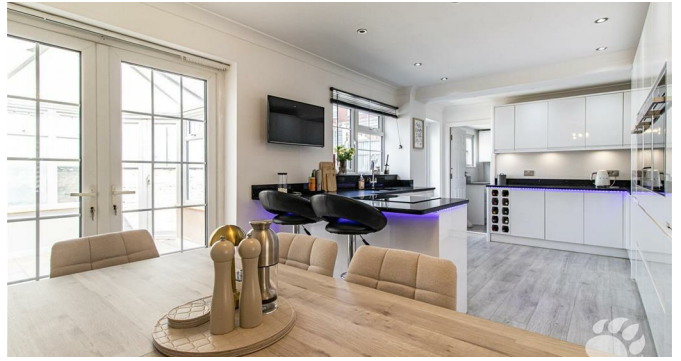
### Walking Distance To Town Centre

### Walking Distance To Rail Links Into London

### Popular & Family Friendly Eversley Location

### Great Access To A13 & A127

### Superb Finish Throughout

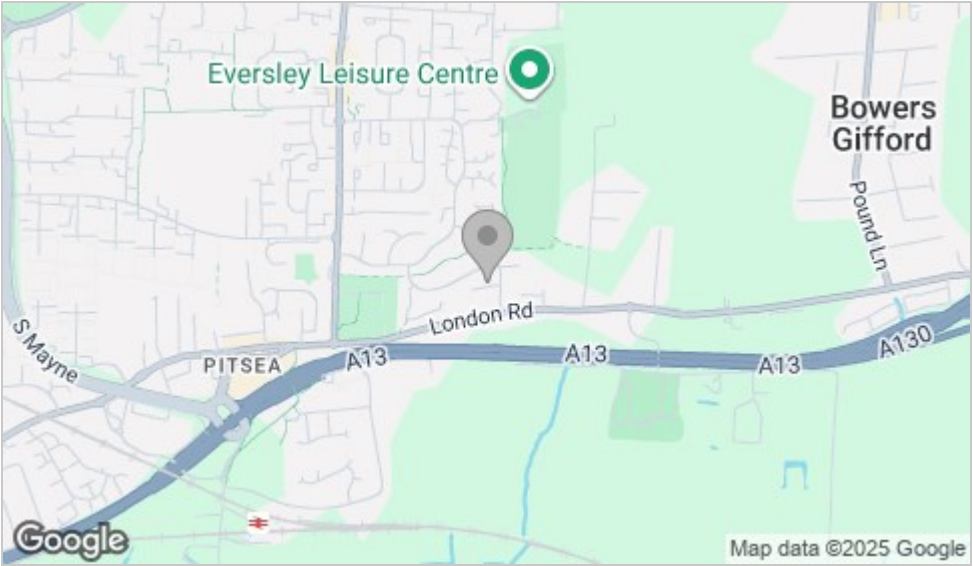




## Floor Plan



## Area Map



## Viewing

Please contact our Basildon Office on 01268 661215 if you wish to arrange a viewing appointment for this property or require further information.

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## Energy Efficiency Graph

