



Bear Estate Agents are delighted to bring to the market this spacious four-bedroom split-level terraced home, ideally positioned within the highly sought after Kingswood area. The property offers well-proportioned accommodation arranged over multiple levels, creating a versatile and practical layout well suited to modern family living.

The home is conveniently located close to local shops, well-regarded schools and popular bus routes, while Kingswood Park is just a very short walk away providing excellent outdoor space nearby. Basildon Golf Course is also approximately 0.9 miles away. Basildon Railway Station is located around 0.7 miles from the home, offering direct links into London Fenchurch Street via the C2C rail service. For commuters travelling by car, the A13 and A127 are both just a short drive away, providing convenient road links into London and beyond.

- Four Bedroom Split Level Terraced Home
- Kitchen/Diner with Garden Access (17'9 x 15'5 Max)
- Bedroom One (10'8 x 15'5)
- Bedroom Three (8'8 x 6'3)
- Three Piece Family Bathroom Suite and Downstairs Shower Room
- Very Short Walk to Kingswood Park and Basildon Golf Course
- Lounge with Fireplace and Balcony Access (13'11 x 15'5 Max)
- Bedroom Two with Fitted Wardrobes (12'1 x 8'10)
- Bedroom Four (18'1 x 8'0)
- Driveway Parking for Two Vehicles and On Street Parking Available

## Wickham Place

Basildon

**£400,000**

Offers Over



# Wickham Place



Internally, the property begins on the lower ground floor with the entrance hall which houses the stairs and provides access to a convenient downstairs shower room.

Also located on this level is Bedroom Four measuring 18'1 x 8'0, a generously sized and highly versatile room. With its excellent proportions this space comfortably accommodates a double bed alongside additional furniture and could equally serve as a guest bedroom, home office or hobby room depending on the needs of the new owner.

Moving to the upper ground floor, the property opens into the impressive kitchen/diner measuring 17'9 x 15'5 at its maximum dimensions. This spacious room offers an abundance of cupboard and worktop space, creating a practical and well-organised cooking environment ideal for everyday use. The room comfortably allows space for a dining table and chairs, making it perfect for family meals or entertaining guests. A large, glazed sliding door opens directly onto the rear garden, allowing natural light to fill the room while also providing easy access to the outdoor space.

The first floor hosts the main living area with the lounge measuring 13'11 x 15'5 at its maximum dimensions. This inviting room provides an excellent space to relax and unwind, centred around a feature fireplace which creates a warm focal point within the room. Sliding glazed doors open onto a balcony, adding additional natural light while providing an elevated outlook over the surrounding area.

Moving up to the second floor, you will find Bedroom One measuring 10'8 x 15'5, a spacious double bedroom offering plenty of room for a large bed and additional bedroom furniture. The room provides a comfortable and private principal bedroom within the home.

This floor is also home to the three-piece family bathroom suite, comprising a shower-over-bath, toilet and wash hand basin.

Finally, the third floor provides two further bedrooms.

Bedroom Two measures 12'1 x 8'10 and benefits from fitted wardrobes which provide useful built-in storage while still allowing space for additional bedroom furniture.

Bedroom Three measures 8'8 x 6'3 and would be ideal as a child's bedroom, nursery or home office depending on the needs of the new owner.

Externally, the property benefits from a rear garden with rear access, leading directly onto an area of greenery behind the home which creates a pleasant outlook.

To the front of the property there is driveway parking for two vehicles, while additional on-street parking is also available.

This fantastic split-level home offers spacious and flexible accommodation in a highly desirable location, making it a superb opportunity for families or buyers looking for a well-located property with excellent transport links.

Council Tax Band: C (E1908.72)

AML Checks - All buyers interested in purchasing a property through us are required to complete an Anti-Money Laundering (AML) check. A non-refundable fee of £30 + VAT per buyer in the transaction will apply. This fee must be paid before proceeding with the purchase.

## **Four Bedroom Split Level Terraced Home**

**Located in the Highly Sought After Kingswood Area**

**Approximately 0.9 Miles to Basildon Gold Course**

**Very Short Walk to Kingswood Park**

**0.7 Miles to Basildon Railway Station**

**Easy Access to the A13 and A127**

**Kitchen/Diner with Garden Access (17'9 x 15'5 Max)**

**Lounge (13'11 x 15'5 Max)**

**Bedroom One (10'8 x 15'5)**

**Bedroom Two with Fitted Wardrobes (12'1 x 8'10)**

**Bedroom Three (8'8 x 6'3)**

**Bedroom Four (18'1 x 8'0)**

**Three Piece Family Bathroom Suite**

**Ground Floor Shower Room**

**Rear Garden with Access to Greenery Behind**

**Driveway Parking for Two Vehicles**

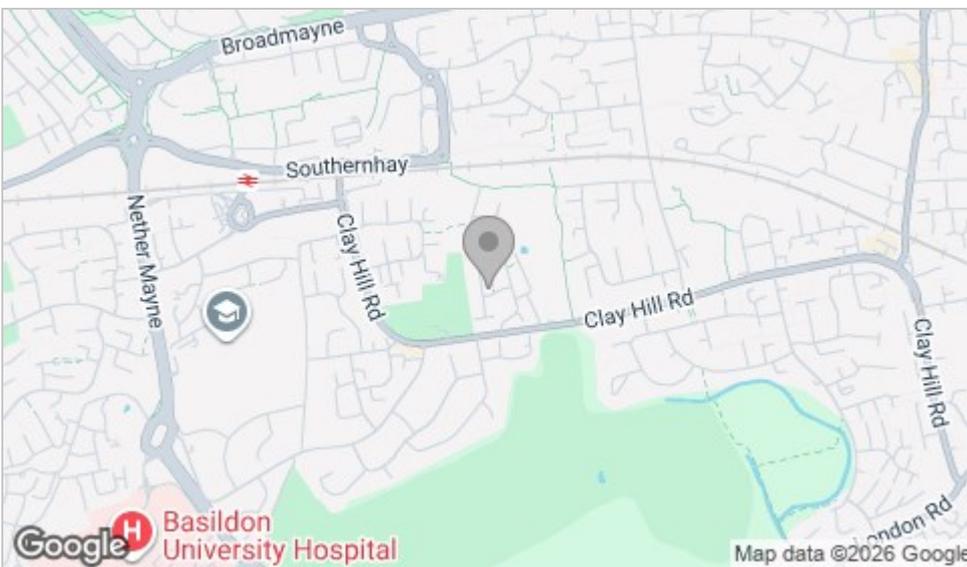
**On Street Parking Available**



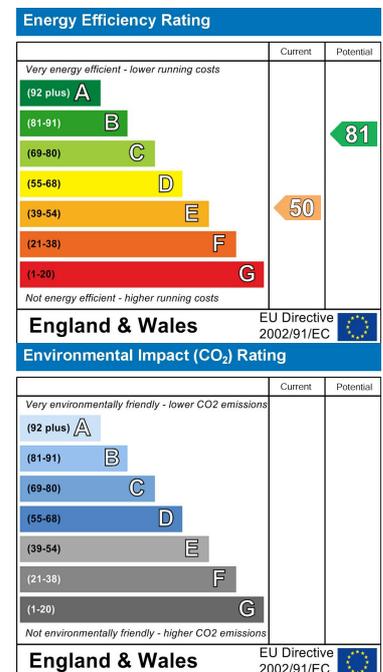
# Floor Plan



# Area Map



# Energy Efficiency Graph



# Viewing

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

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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