



Bear Estate Agents are delighted to bring to the market this well-proportioned two-bedroom mid terraced home, ideally located within Laindon. The property offers generous living accommodation, including a 20ft lounge/diner and extended kitchen, whilst externally it boasts an impressive rear garden measuring approximately 70ft, complete with an outdoor kitchen and versatile workshop. Further benefits include a downstairs W/C and driveway parking for multiple vehicles.

The home is conveniently positioned close to local shops, well-regarded schools and popular bus routes. Laindon Railway Station is approximately 0.8 miles away, providing direct links into London Fenchurch Street via the C2C rail service, whilst the A127 is just a short drive away and provides convenient road connections towards both London and Southend.

- Two-Bedroom Mid Terraced House
- Lounge/Diner (20'0 x 15'2 Max)
- Bedroom One (9'9 x 15'2 Max)
- Built-In Storage to Bedroom Two
- Approx. 70ft Rear Garden with Outdoor Kitchen and Outbuildings
- 0.8 Miles to Laindon Railway Station
- Extended Kitchen (9'7 x 14'4)
- Bedroom Two (9'9 x 8'5 Max)
- Three-Piece Family Bathroom and Downstairs W/C
- Driveway Parking for Multiple Vehicles

High Road

Basildon

£370,000

Offers In The Region Of



High Road



Internally, the accommodation begins with a porch, leading through into the entrance hall. The hallway houses the staircase to the first floor and benefits from a useful under-stair storage cupboard, alongside a convenient downstairs W/C.

The lounge/diner measures an impressive 20'0 x 15'2 at its maximum dimensions, providing a generous and versatile main reception space with ample room for both lounge and dining furniture. A bay window to the front allows plenty of natural light into the room whilst adding further character to the space.

Positioned within an extension to the rear of the home, the kitchen measures 9'7 x 14'4 and provides an abundance of cupboard and worktop space, creating a practical environment for cooking, preparation and storage. A large window overlooks the rear garden, whilst a glazed door provides direct access outside.

Moving upstairs, the first-floor landing provides access to both bedrooms and the family bathroom.

Bedroom One measures 9'9 x 15'2 at its maximum dimensions and forms an excellent-sized double bedroom with plenty of space for a range of bedroom furniture.

Bedroom Two measures 9'9 x 8'5 at its maximum dimensions and benefits from a useful built-in storage cupboard, making excellent use of the available space.

The internal accommodation is completed by a three-piece family bathroom suite, comprising a shower-over-bath, toilet and wash hand basin.

Externally, one of the home's standout features is the substantial rear garden measuring approximately 70ft, providing an excellent amount of outdoor space for relaxing, entertaining and family enjoyment. The garden is further enhanced by a dedicated outdoor kitchen, complete with a sink supplied by hot and cold water directly from the house and boiler, creating a fantastic setup for outdoor entertaining.

To the rear are two useful storage sheds. The first benefits from independent power and lighting supplied via its own fuse box and is currently utilised as a workshop. This opens at the rear into an additional storage area, which also benefits from power and lighting. The second shed provides further valuable storage space and is equipped with lighting. To the front, the property benefits from a generous driveway providing off-street parking for multiple vehicles.

Overall, this spacious two-bedroom home combines generous internal accommodation with an extended kitchen and an unusually substantial rear garden. The outdoor kitchen, powered workshop and excellent driveway parking further enhance the property, whilst its convenient Laindon location provides easy access to both rail and road connections.

Council Tax: C (£1908.72)

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 £50 + VAT per buyer in the transaction will apply. This fee must be paid before proceeding with the purchase.

Two-Bedroom Mid Terraced House

Popular Laindon Location

Close to local Shops, Schools and Bus Routes

0.8 Miles to Laindon Railway Station

Direct Links to London Fenchurch Street

Easy Access to the A127

Porch

Downstairs W/C

Lounge/Diner (20'0 x 15'2 Max)

Extended Kitchen (9'7 x 14'4)

Bedroom One (9'9 x 15'2 Max)

Bedroom Two (9'9 x 8'5 Max)

Built-In Storage to Bedroom Two

Three-Piece Family Bathroom

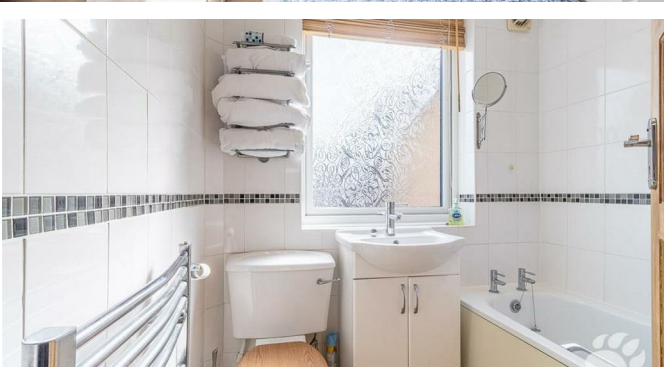
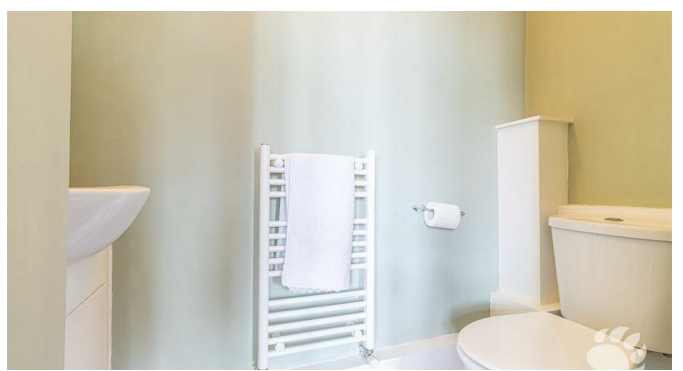
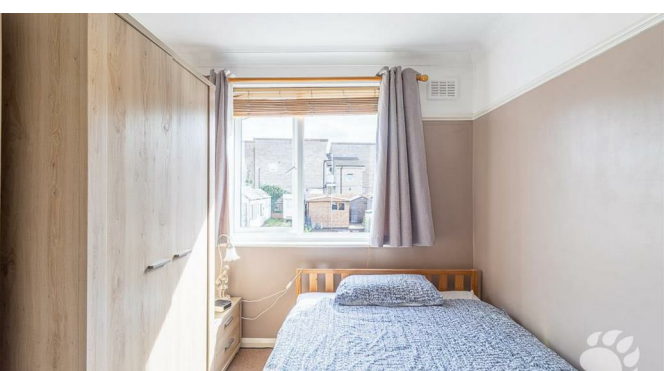
Approx. 70ft Rear Garden

Outdoor Kitchen with Hot & Cold Water

Powered Workshop

Additional Storage Sheds

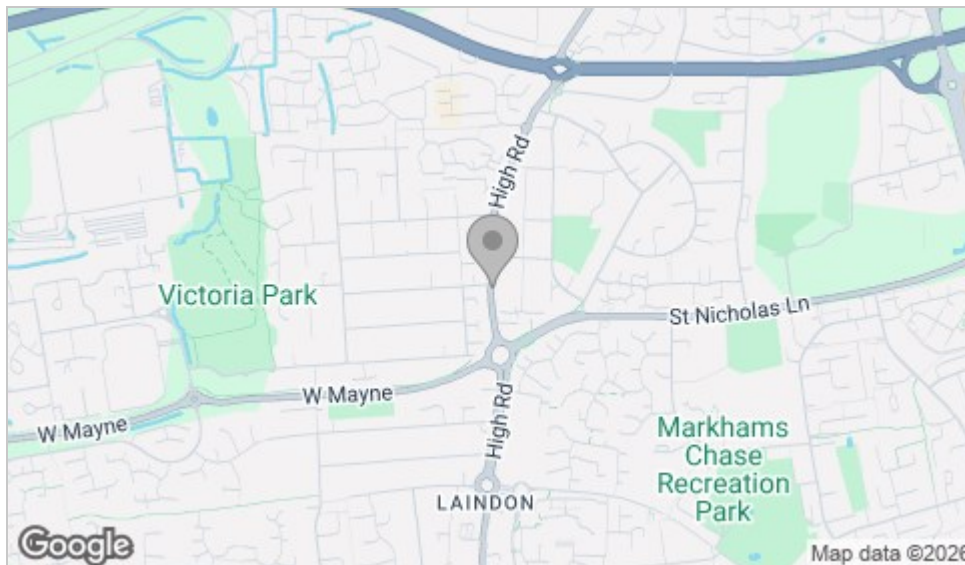
Driveway Parking for Multiple Vehicles



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.

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.

351 Clay Hill Road, Basildon, Essex, SS16 4HA

Office: 01268 661215 basildon@bearestateagents.co.uk <http://www.bearestateagents.co.uk/>

Energy Efficiency Graph

