



\* 280,000 - 300,000 \* Two DOUBLE bedroom semi-detached house with two reception rooms, AMPLE OFF-STREET PARKING for multiple vehicles and a generous garden to the rear. Located on a favoured road close to amenities, TRAVEL LINKS and the seafront.

- Semi-Detached House Perfect for First Time Buyers
- Beautiful Lounge and Kitchen as well as a Conservatory/Dining Room
- Well Presented Three Piece Bathroom
- Generous Garden with Outside Storage
- Double Glazing and Gas Central Heating
- Ideal Starter Home
- Two Double Bedrooms
- Extensive Driveway for Ample Off-Street Parking
- Summerhouse with Electricity
- Close to Amenities and Travel Links

## Herbert Road

Shoeburyness

**£280,000**

Guide Price



# Herbert Road



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This excellent two bedroom semi-detached house found in the heart of Shoeburyness is perfectly suited to first time buyers and is an ideal starter home. Within easy reach, you will find popular local amenities, as well as the seafront and parks. Bus links can be accessed from the property, along with Shoeburyness Train Station which guarantees you a seat on all trains travelling to London.

The property has been presented to a high standard throughout, with the ground floor offering a perfectly sized lounge to the front. There is a beautiful kitchen to the rear which has a centre island and integrated appliances that include a hob and oven. The kitchen also opens into a conservatory/dining room which is flooded with natural light. Upstairs, you will find two good sized double bedrooms, storage and a well presented three piece bathroom. Externally, there is ample off-street parking to the front which boasts space for multiple vehicles, whilst the rear offers a generous laid to lawn garden that has a decking and a summerhouse that has electricity and a storage shed attached.

CALL BEAR ESTATE AGENTS TO VIEW!

Two Bedroom Semi-Detached House

Entrance Hall

Lounge 15'0 x 10'0

Kitchen 15'0 x 7'1

Conservatory/Dining Room 10'0 x 8'0

Landing

Bedroom One 15'0 x 10'0

Bedroom Two 10'1 x 9'1

Three Piece Bathroom 7'1 x 5'0

Storage

Off-Street Parking

Garden

Summerhouse 15'1 x 8'1

Storage Shed

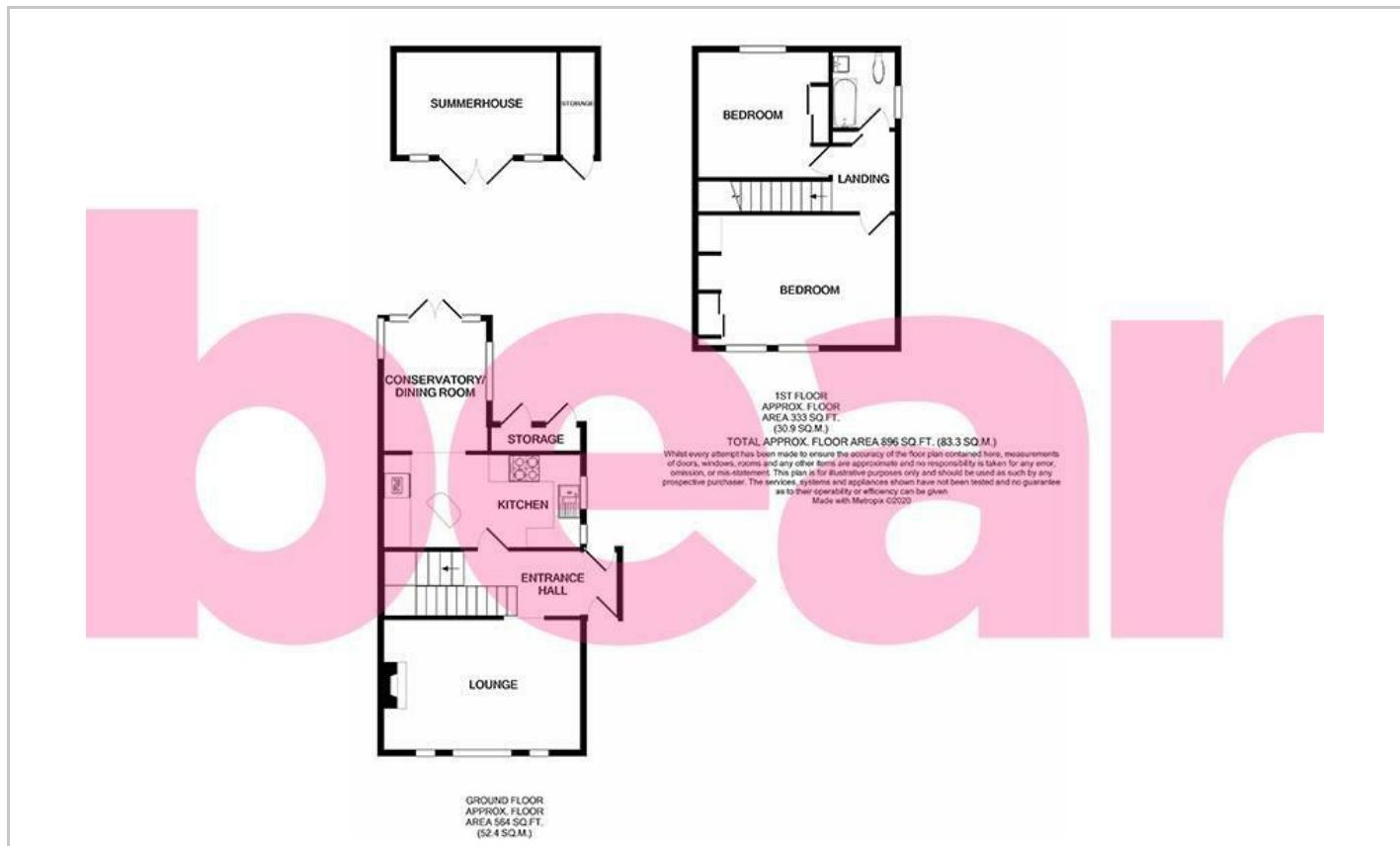
Double Glazing

Gas Central Heating

EPC Report: F



## Floor Plan



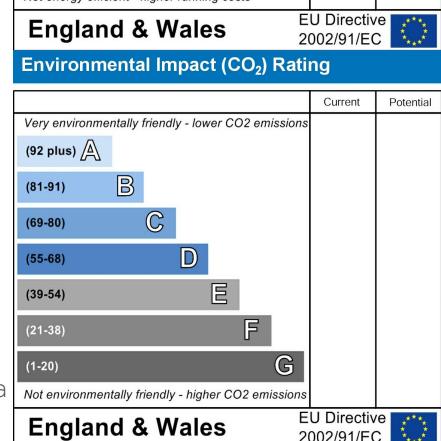
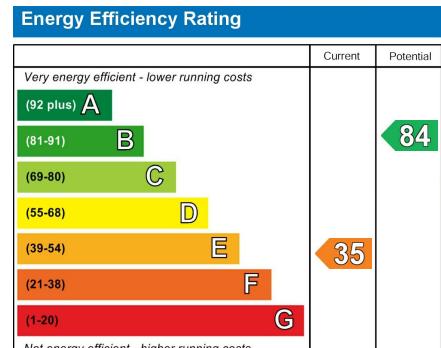
## Area Map



## Viewing

Please contact our Southend-on-Sea Office on 01702 811211 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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