



* £350,000 - £375,000 * Nestled on Bramble Road in the charming area of Eastwood, this delightful three-bedroom terraced family home offers a perfect blend of comfort and convenience. The property boasts a block-paved driveway, providing parking for two vehicles, a rare find in this desirable location. Upon entering, you are welcomed into a spacious living room adorned with elegant hardwood flooring. This area flows seamlessly into a versatile dining space, making it ideal for family gatherings and entertaining guests. The sliding doors lead you to a bright conservatory, which bathes the home in natural light and offers direct access to the well-maintained rear garden. The fitted dark blue kitchen is both stylish and functional, featuring ample storage to cater to all your culinary needs. The three well-proportioned bedrooms provide comfortable retreats for family members, while the well-presented family bathroom ensures convenience for daily routines. The rear garden is a true highlight, featuring an artificial lawn and well-maintained flower beds that add a touch of greenery without the maintenance hassle. A raised decking area provides the perfect spot for outdoor seating, ideal for enjoying warm summer evenings. A gate to the rear provides access beyond the fencing, where the garage can be found. This property is situated in a convenient location, with Edwards Hall School just a stone's throw away, making it perfect for families. Additionally, Rayleigh train station, local bus stops, shops, and fuel stations are all within easy reach. The A127 is also nearby, offering direct routes towards Southend and London, making commuting a breeze. In summary, this charming terraced home on Bramble Road is an excellent opportunity for families seeking a comfortable and well-located property. With its spacious interiors, lovely garden, and proximity to local amenities, it is sure to impress.

- Three-bedroom terraced family home
- Spacious living room with hardwood flooring, open plan to a versatile dining area
- Bright conservatory with direct garden access
- Well-presented family bathroom
- Well-maintained rear garden with artificial lawn and established flower beds, with a garage situated beyond the rear fencing for useful storage
- Block-paved driveway providing parking for two cars
- Fitted dark blue kitchen with ample storage
- Three well-proportioned bedrooms
- Raised decking area ideal for outdoor seating
- Convenient location close to Edwards Hall School, Rayleigh train station, local bus stops, shops and fuel stations, with easy access to the A127 providing direct routes towards Southend and London

Bramble Road

Leigh-on-Sea

£350,000

Price Guide



Bramble Road



Frontage

The front of the property benefits from a well-presented block-paved driveway providing parking for two cars, complemented by a neatly maintained flower bed. Fenced boundaries separate the driveway from neighbouring properties, offering a sense of privacy and definition.

Porch

5'3 x 3'8

A welcoming enclosed porch providing a practical entrance to the property, with a front door leading into the living room.

Living Room

16'2 x 8'1

A spacious living room featuring a smooth coved ceiling with a pendant light and decorative ceiling detailing surrounding the fitting. Hardwood flooring flows throughout, with a double glazed window allowing plenty of natural light into the room, while an archway leads through to the dining area.

Dining Area

10'4 x 11'1

Smooth coved ceiling, pendant light with detailed ceiling around the fitting, hardwood flooring, double glazed sliding doors to conservatory, door leading to kitchen.

Kitchen

11'1 x 8'1

The kitchen features a dark blue fitted range of units, providing plenty of storage and generous worktop space. There is space for a washing machine and fridge, alongside an integrated four-ring hob, oven and extractor fan. Tiled flooring complements the room, with a smooth ceiling and pendant light completing the space.

Conservatory

15'9 x 9'1

A spacious conservatory featuring a panelled ceiling with a pendant light and double glazed windows surrounding the room, creating a bright and inviting space. Double doors open directly onto the rear garden, with tiled flooring and a radiator completing the room.

Landing

8'6 x 7'1

The landing features carpeted flooring, black and white banisters and a smooth coved ceiling with a pendant light. The landing provides access to all first-floor rooms.

Bedroom One

13'7 x 10'1

A spacious double bedroom featuring a smooth coved ceiling with inset spotlights, a double glazed window, carpeted flooring and a radiator. The room also benefits from a built-in wardrobe, providing useful storage.

Bedroom Two

10'1 x 9'9

The room features a smooth coved ceiling, double glazed window and hardwood flooring. A built-in storage cupboard provides useful additional storage, with a radiator completing the space.

Bedroom Three

10'7" > 8'3" x 6'3"

The room features a smooth coved ceiling with inset spotlights, double glazed windows allowing plenty of natural light, hardwood flooring and a radiator.

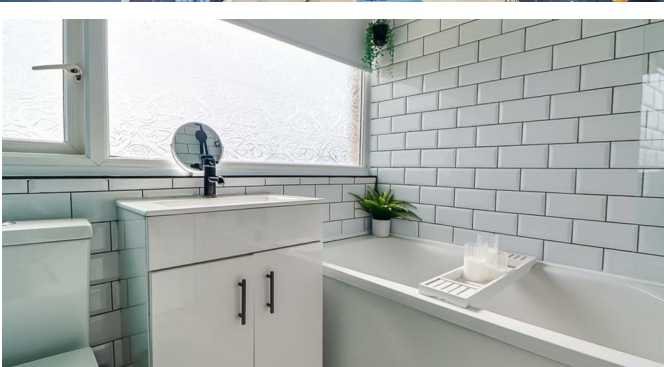
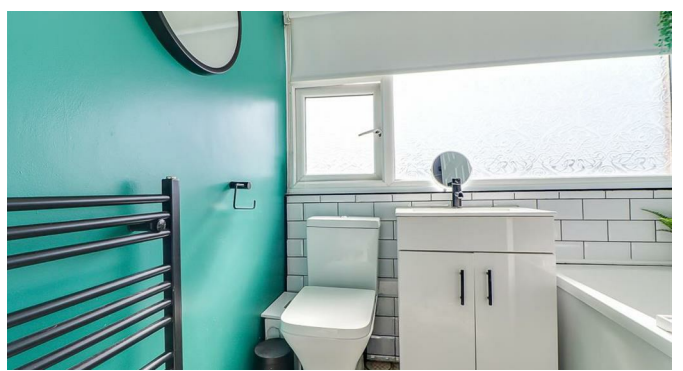
Bathroom

6'6 x 4'3

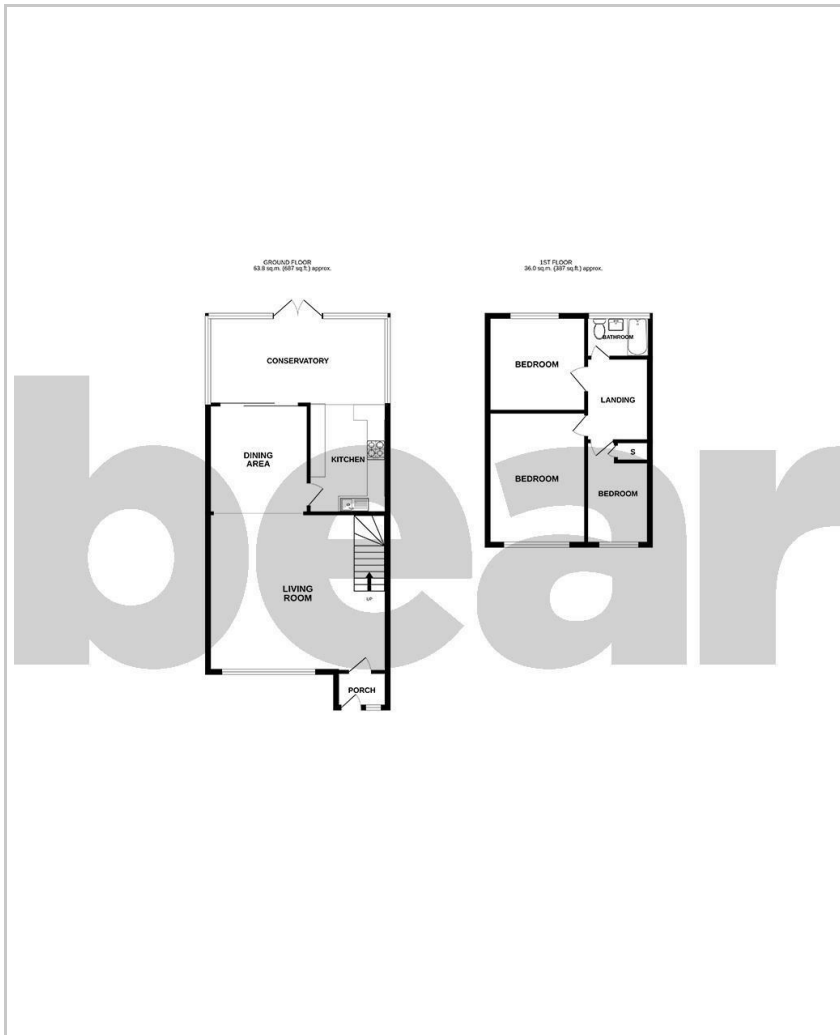
The bathroom features part-tiled walls, a large double glazed window with patterned frosted glass, vinyl flooring and a heated towel rail, vanity wash basin completes the suite.

Rear Garden

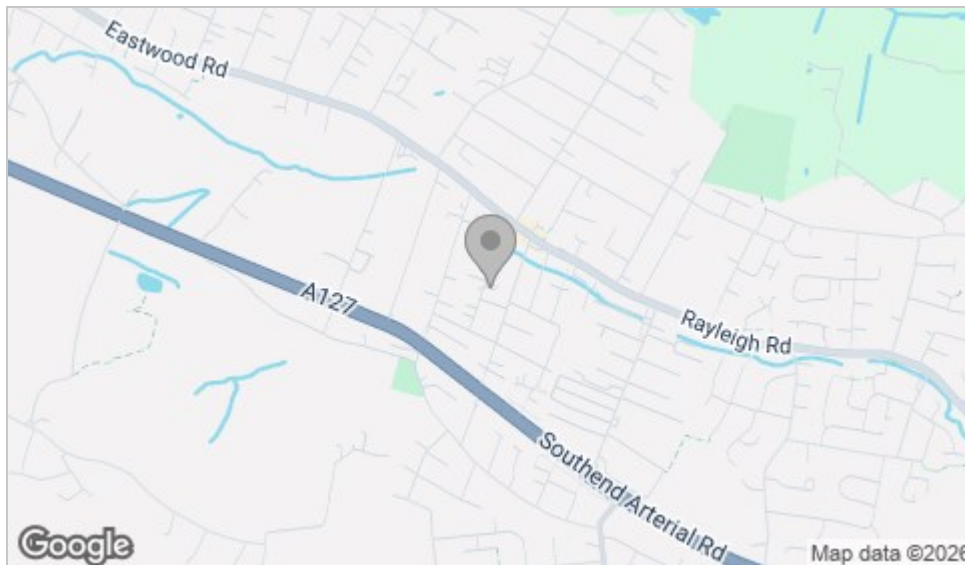
The rear garden features a raised decking area adjoining the house, creating the perfect space for outdoor seating and relaxation. Steps lead down to a well-maintained artificial lawn, complemented by beautifully kept flower beds. A gate provides convenient rear access to the property, leading through to the garage.



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.

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Energy Efficiency Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		82
(81-91) B		
(69-80) C	69	
(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		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(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		
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