## To arrange a viewing contact us today on 01268 777400











## Gainsborough Avenue, Canvey Island Guide price £400,000

VIEW THROUGH ASPIRE AND RECIEVE £250 TOWARDS YOUR SOLICITOR FEES ON COMPLETION. A truly outstanding three bedroom detached family home with the potential of converting the garage into a fourth bedroom which has been fully refurbished and presented to the highest of standards by the current owners, and ideally located within a short walking distance of recreational playing fields, and the seafront. Guide £400,000 to £425,000.

**ENTRANCE** 

LOUNGE - 18'4 x 9'10

KITCHEN - 9'2 X 8'2

CONSERVATORY - 13'2 X 8'2

GARAGE/BEDROOM FOUR - 19'0 X 9'10

GROUND FLOOR W/C

**LANDING** 

BEDROOM ONE - 12'3 X 12'2

BEDROOM TWO - 11'3 X 9'9

BEDROOM THREE - 9'6 X 8'6

**BATHROOM** 

**REAR GARDEN** 

**FRONTAGE** 

## Gainsborough Avenue

Approx. Gross Internal Area 109.3 Sq M ( 1176.1 Sq Ft )

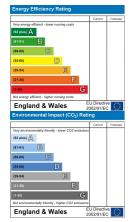


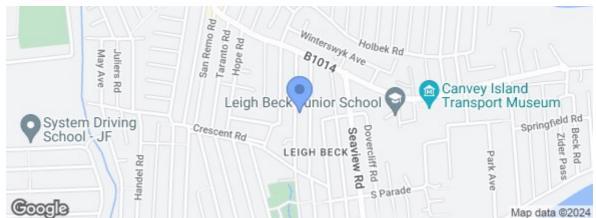
## **Ground Floor**



Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value.

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