

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



Watlington Road, Benfleet Offers in excess of £450,000

Welcome to an exciting opportunity to own a recently completed property. These properties offer a fresh take on modern living, combining contemporary design with quality construction. Take advantage of this opportunity to secure a completely refurbished home in an already well established neighbourhood. Whether you're looking for a stylish residence or an investment opportunity, these properties promise to deliver exceptional value and comfort. Call Aspire to reserve your viewing time.

Introducing a contemporary three-bedroom semi-detached property boasting modern finishes and practical amenities:

Exterior: White silicone render with black slate roof tiles, anthracite windows/soffits/fascias, and anthracite plinth.

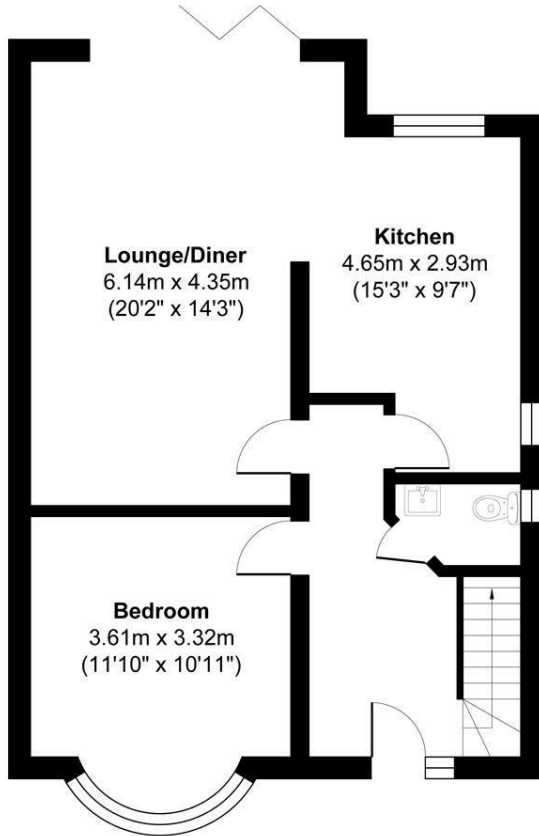
Interior: Dove grey kitchens (layout provided), fully tiled bathrooms with TV in-wall, ensuite with wet room shower, WC with partial tiling, hallway/kitchen/bathroom/ensuite/WC with electric underfloor heating.

Additional Features: Electric car charging point, anthracite grey patio, stoned drive with tiled paths.

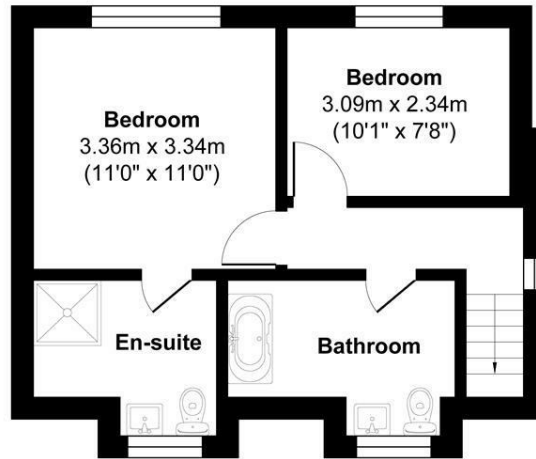
Interior Details: Lounge/bedrooms with carpeting, light grey walls, white doors.

This property offers a stylish and functional living space, perfect for modern living.

Approx. Gross Internal Area 99.6 sq M (1072 sq Ft)



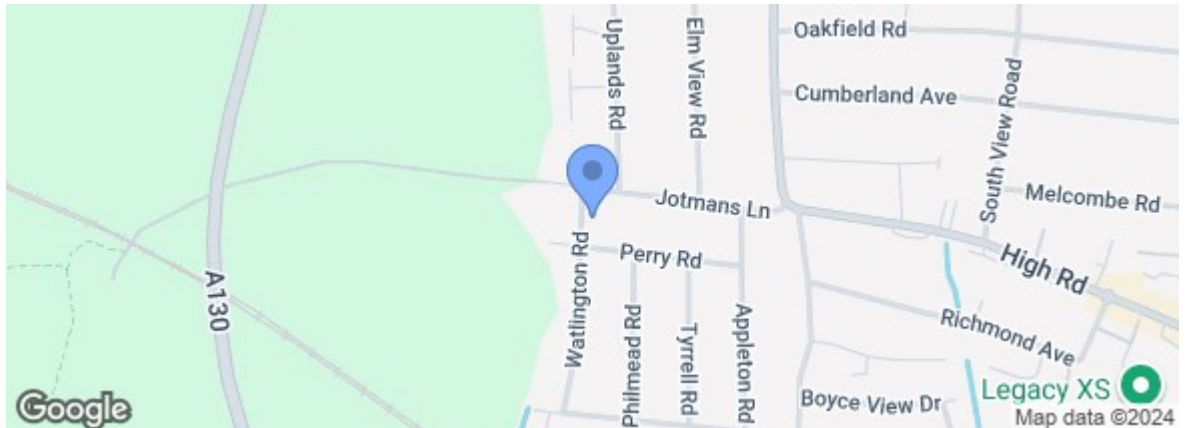
Ground Floor



First Floor

Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct independent assessment of the property to determine monetary value.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(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			
England & Wales		EU Directive 2002/91/EC	



Under the Property Misdescriptions Act 1991 we make every effort to ensure our sales details are accurate but they are a general outline and do not constitute any part of an offer or contract. Any services, equipment and fittings have not been tested and no warranty can be given as to their condition. We strongly recommend that all the information provided be verified by your advisors and in particular, measurements required for a specific purpose such as fitted furniture or carpets. Please tell us if you have any problems and members of our branches will help either over the phone or in person. A copy of our complaints procedure is available on request. The details are issued on the strict understanding that any negotiations in respect of the property named herein are conducted through Aspire Estate Agents.