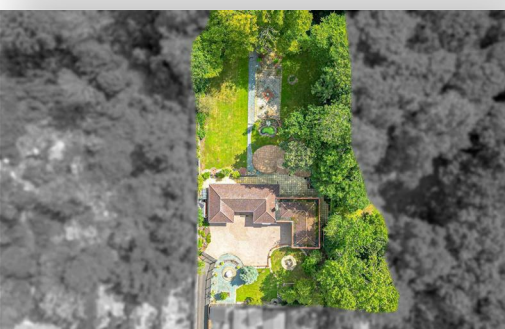


*To arrange a viewing contact us
today on 01268 777400*



ASPIRE



Downer Road, Benfleet Offers invited £800,000

**** CHECK OUT THE MARKETING VIDEO **** ASPIRE ESTATE AGENTS are thrilled to present this exclusive three-bedroom detached bungalow, nestled on a private road all to itself, offering unparalleled seclusion and privacy. Set on a substantial plot backing onto Thundersley Glen, this unoverlooked property ensures peace and tranquility. Offered for sale with **NO ONWARD CHAIN**, this stunning home features two spacious reception rooms, a master bedroom with an ensuite, a double garage with ample off-street parking, and beautifully landscaped gardens measuring approximately 130' x 100'. **WATCH OUR VIDEO** to fully appreciate the unique charm and privacy this exceptional bungalow offers.

Accommodation Includes:

Entrance: Enter through an obscure uPVC double-glazed leadlight door into the reception hall.

Reception Hall: Measuring 21' 8" reducing to 3' 5" x 13' 3" (6.6m > 1.04m x 4.04m), the hall features a coved and skimmed ceiling, two uPVC double-glazed windows to the front aspect, a built-in storage cupboard, and a radiator. Doors lead to the lounge and other areas.

Lounge: Spacious at 29' 4" x 15' 9" (8.94m x 4.8m), this room includes a coved and skimmed ceiling with spotlight insets, uPVC double-glazed leadlight windows to the front and side aspects, and French-style leadlight doors opening to the rear garden. Two radiators provide warmth.

Second Reception Room: Measuring 15' 4" x 14' 8" (4.67m x 4.47m), this room features a coved and skimmed ceiling, a uPVC double-glazed leadlight bay window to the front aspect, a feature fireplace, and a radiator.

Kitchen: This 15' x 8' 4" (4.57m x 2.54m) kitchen includes a coved and skimmed ceiling with spotlight insets, uPVC double-glazed French-style leadlight doors to the rear aspect, and a range of base and eye-level units with roll-edged working surfaces and tiled splashbacks. The kitchen is equipped with an inset 1½ bowl sink drainer, a 5-ring gas hob with an extractor hood, built-in twin electric ovens, an integrated washing machine, dishwasher, and fridge/freezer. The flooring is tiled.

Bedroom One: Measuring 16' x 10' 8" (4.88m x 3.25m), this bedroom includes a coved and skimmed ceiling, a uPVC double-glazed leadlight window to the rear aspect, built-in wardrobes with matching dressing table and chest of drawers, and a radiator. A door leads to the ensuite.

Ensuite: This 11' 6" x 3' 5" (3.51m x 1.04m) ensuite includes a coved and skimmed ceiling with spotlight insets, a three-piece suite comprising a close-coupled w/c, pedestal-mounted hand wash basin, and a shower cubicle. The walls are tiled, the floor is tiled, and there is a radiator.

Bedroom Two: Measuring 14' 5" reducing to 7' 5" x 9' 1" (4.39m > 2.26m x 2.77m), this bedroom includes a coved and skimmed ceiling, two uPVC double-glazed leadlight windows to the front aspect, and a radiator.

Bedroom Three/Study: At 11' 6" x 7' 10" (3.51m x 2.39m),

this room includes a coved and skimmed ceiling, loft access hatch, uPVC double-glazed leadlight window to the rear aspect, a radiator, and laminate wood effect flooring.

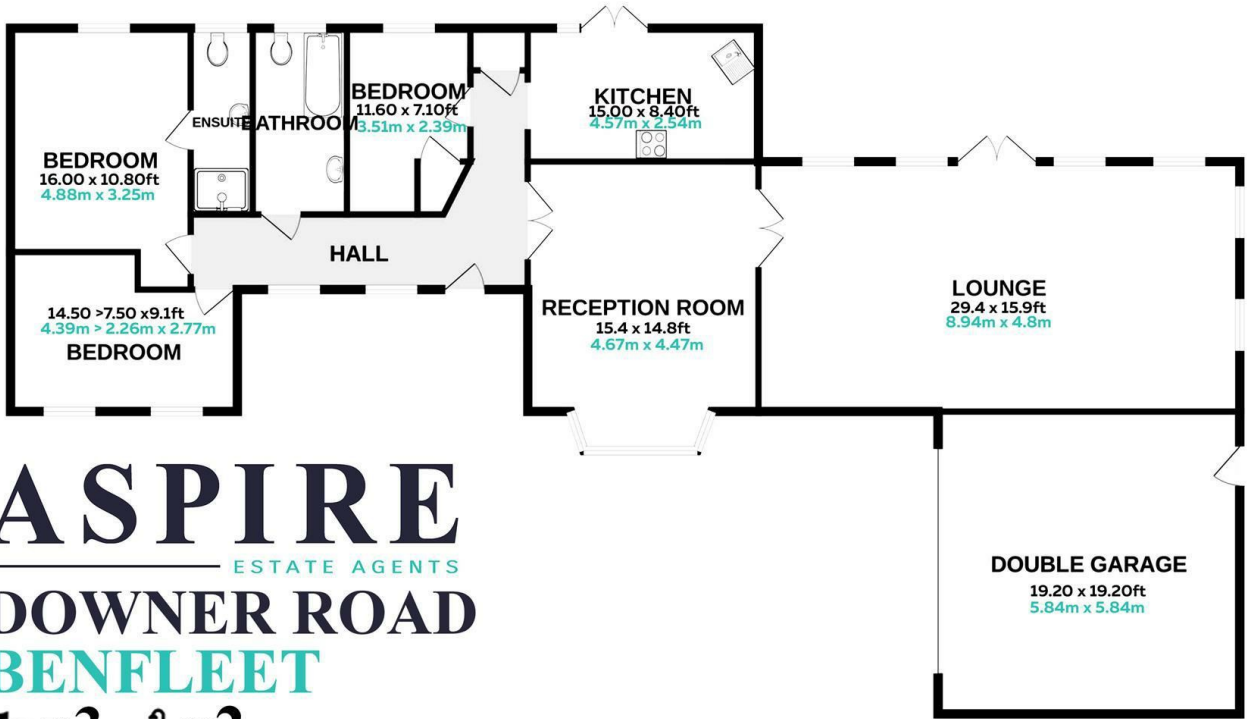
Bathroom: This 11' 3" x 7' 7" (approx. 3.43m x 2.31m) bathroom includes a coved and skimmed ceiling with spotlight insets, an obscure uPVC double-glazed leadlight window to the rear aspect, a three-piece white suite comprising a close-coupled w/c, vanity-mounted hand wash basin, and a panelled bath. The walls and floor are tiled, and there is a radiator.

Outside:

Front: The property is accessed via electric fob-operated wrought iron security gates leading to a large block-paved driveway and double garage. Gated side access is available on both sides, with various flower beds, shingle areas, plants, trees, shrubs, and a lawn area.

Rear Garden: Measuring approximately 130' x 100', the beautifully landscaped rear garden includes a large paved patio, steps leading to an additional patio area, extensive lawn, feature shingle flower beds, and established flower beds and borders with mature shrubs and trees. A shingle pathway leads to the rear, where three sheds and a greenhouse remain.

Double Garage: Measuring 19' 2" x 19' 2" (5.84m x 5.84m), the garage includes an up-and-over door, power, lighting, and a door leading to the rear garden.



ASPIRE

ESTATE AGENTS

DOWNER ROAD

BENFLEET

🏠 x3 🚗 x2

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.