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Hampton Gardens, Southend-On-Sea £375,000

Aspire Estate Agents are delighted to present this well-maintained three-bedroom semi-detached house, featuring a bay-fronted lounge with a charming feature fireplace, an open-plan kitchen/diner, off-street parking for two vehicles, and a beautifully landscaped rear garden. Ideally located, this property offers easy access to local amenities, schools, and major travel links.

Situated in a popular residential area of Southend-on-Sea, this lovely family home benefits from convenient access to local bus routes and the A127. London Southend Airport is nearby, offering flights to various destinations as well as a train station on the Greater Anglia Line with direct links to London. The area is also close to a favoured retail park, local parks, a variety of shops, and well-regarded schools. Southend Hospital is within close proximity as well.

The ground floor of the home features a bright bay-fronted lounge, enhanced by a cozy feature fireplace and ample under-stair storage. The spacious open-plan kitchen/diner provides an ideal space for family meals and entertaining. Upstairs, you'll find two double bedrooms, with the bay-fronted master bedroom offering built-in wardrobes, along with a single bay-fronted bedroom, a two-piece bathroom, and a separate WC.

Externally, the property offers two off-street parking spaces at the front, a generous lawn, and side access leading to the well-maintained rear garden, perfect for outdoor relaxation and entertaining.

Guide Price- £375,000-£425,000

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Immaculate Three Bedroom Semi-Detached House

Lounge - 4.22m x 3.58m (13'10 x 11'9) -

Diner - 3.63m x 2.90m (11'11 x 9'6) -

Kitchen - 4.50m x 2.34m (14'9 x 7'8) -

Bedroom One - 4.37m x 3.61m (14'4 x 11'10) -

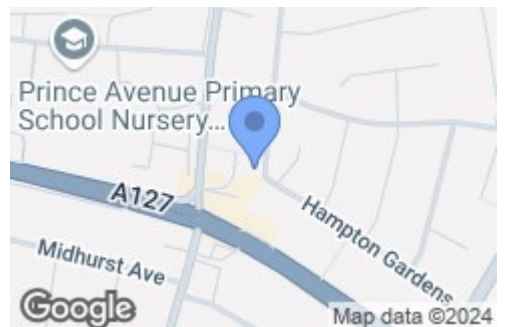
Bedroom Two - 3.68m x 3.35m (12'1 x 11'0) -

Bedroom Three - 2.72m x 1.83m (8'11 x 6'0) -

Two Piece Bathroom - 2.08m x 1.75m (6'10 x 5'9) -



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs 92-100 A 81-91 B 69-80 C 55-68 D 39-54 E 21-38 F 1-20 G		Very environmentally friendly - lower CO ₂ emissions 20-100 A 15-20 B 10-15 C 5-10 D 1-5 E 1-1 F 1-1 G	
Not energy efficient - higher running costs England & Wales EU Directive 2002/91/EC		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.