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Lower Avenue, Pitsea Guide price £700,000

CHECK OUT THE MARKETING VIDEO - Aspire Estate Agents is proud to present this charming and spacious family home, set in the semi-rural tranquillity of Bowers Gifford. Inside, the flexible layout offers the option of a second reception room or a downstairs bedroom to suit your needs. The stylish family bathroom features a luxurious his and hers sink, while the separate annexe provides ideal accommodation for extended family or potential lodgers. Outside, you'll find a delightful bar, perfect for entertaining, along with an office outbuilding — an ideal space for work or creative projects. With its versatility, comfort, and peaceful setting, this home is perfect for modern family living.

GUIDE PRICE £700,000 - £750,000

Bedroom

10'9" x 14'2" (3.30 x 4.33)

Kitchen

13'5" x 14'3" (4.11 x 4.36)

Living Room

14'5" x 14'5" (4.40 x 4.40)

Conservatory

11'9" x 19'9" (3.60 x 6.04)

Bedroom Two

13'1" x 12'0" (4.00 x 3.66)

Bedroom Three

10'4" x 12'7" (3.16 x 3.84)

Master Bedroom

12'5" x 12'5" (3.80 x 3.80)

Annexe Living Room

27'9" x 11'8" (8.47 x 3.58)

Annexe Kitchen/Diner

9'6" x 11'8" (2.90 x 3.58)

Annexe Bedroom One

18'6" x 7'10" (5.66 x 2.41)

Annexe Bedroom Two

17'2" x 7'10" (5.25 x 2.41)

Bar/Games Room

14'3" x 17'0" (4.35 x 5.20)

Garden Office

9'10" x 13'9" (3.00 x 4.20)

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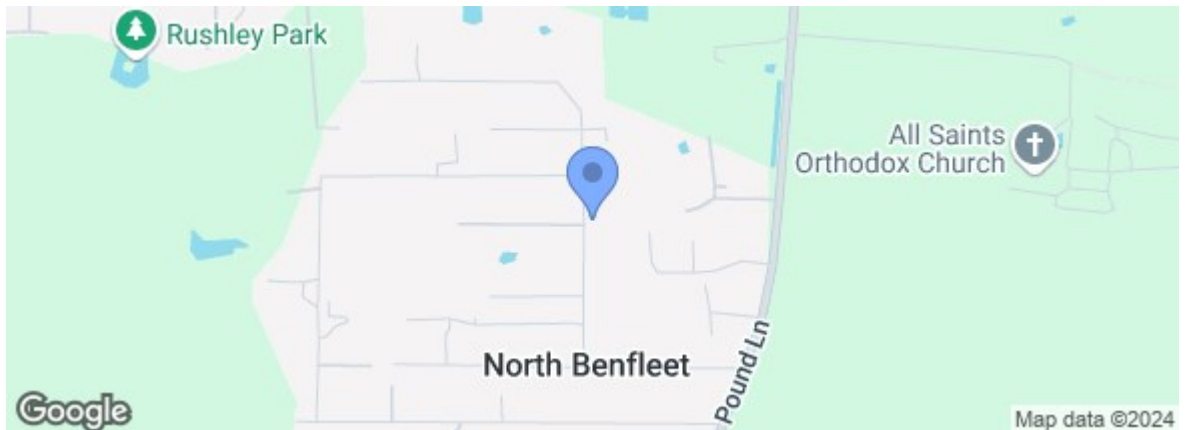
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LOWER AVENUE BASILDON

x4 **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.