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today on 01268 777400**



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Great Berry Lane, Basildon Offers invited £550,000

Aspire Estate Agents Basildon are delighted to present this stunning four-bedroom detached family home, nestled in the highly sought-after Great Berry area of Langdon Hills, Basildon. With the added benefit of no onward chain, this property offers a fantastic opportunity to move into a beautifully refurbished home without delay.

As you step inside, you are welcomed by an inviting hallway that sets the tone for the entire property. The ground floor features a convenient WC, a brand new kitchen, perfect for aspiring chefs, and a recently added utility room that enhances practicality. The spacious lounge and dining room provide a wonderful space for both relaxing with family and entertaining guests.

Upstairs, you'll find four generously sized bedrooms, offering plenty of room for the whole family. The newly installed Jack and Jill en-suite shower room and family bathroom provide both style and convenience, ideal for busy mornings or unwinding in the evening.

Externally, the property benefits from driveway parking, a double garage for extra storage or parking, and a good-sized rear garden, providing a private outdoor space to enjoy.

With no onward chain, this beautifully refurbished detached house is ready for you to move in and make it your own. Don't miss out on the chance to call this stunning property your new home in Langdon Hills.

Entrance Hall

The entrance hall features an open tread staircase leading to the first-floor accommodation, with a storage cupboard and access to the ground-floor cloakroom/WC.

Open Plan Lounge/Dining Room (21'9" x 21'6" max)
A spacious dual-aspect room with double-glazed windows, offering plenty of natural light. Smooth ceiling.

Modern Kitchen (12'1" x 9'3")

Double-glazed window to the side. A range of high-gloss wall and base units with matching pan-sized storage drawers. Work surfaces with matching upstands housing a sink drainer with swan-neck mixer tap. Bosch oven, four-ring gas hob, and extractor hood to remain. Colour-washed wooden-style flooring and smooth ceiling with ample spot lighting.

First Floor Landing

The landing provides access to four well-proportioned bedrooms, a three-piece family bathroom, and a shower room with "Jack and Jill" access from bedroom one.

Bedroom One (11'8" x 10'8")

Double-glazed window to the rear.

Shower Room

A larger-than-average shower cubicle, vanity wash hand basin, and low-level WC. Heated towel rail and obscure double-glazed window.

Bedroom Two (10'4" x 9'2")

Double-glazed window to the rear.

Bedroom Three (10'3" x 8'2")

Double-glazed window to the front.

Bedroom Four (11'8" x 7'7")

Double-glazed window to the front.

Bathroom

A white panel bath with a "Rainfall" style shower and glass splash screen. Vanity wash hand basin and low-level WC. Heated towel rail and obscure double-glazed window.

Externally

The property benefits from a well-sized rear garden with an outside tap, side access gate, and a shed that remains.

Double Garage (17'4" x 14'1")

Electric door to the front, with power and light connected.

Driveway Parking

Ample space for parking.

Council Tax Band: E

Local Authority: Thurrock

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.

