

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



Hainault Avenue, Rochford Asking price £365,000

Aspire Estate Agents are delighted to present to the market this sizeable and deceptively spacious semi-detached chalet, available for £365,000. Situated in the sought-after area of Rochford, Hawkwell, this freehold property is an ideal family home, offering versatile living spaces alongside excellent local amenities, highly regarded schools, and convenient transport links. Rochford Train Station, with direct services to London Liverpool Street, is within easy reach, making this property perfect for both families and commuters.

The ground floor boasts a bright and welcoming lounge, featuring a charming fireplace that adds warmth and character to the space. The generously sized kitchen is well-equipped, providing plenty of room for cooking and dining. Additionally, the ground floor includes a versatile room that can serve as either a bedroom or dining area, a further comfortable bedroom, and a modern three-piece bathroom.

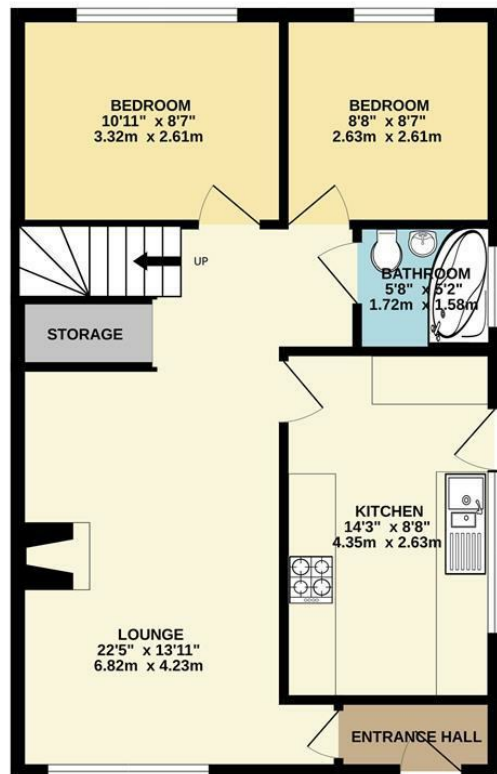
On the first floor, there are two spacious double bedrooms, both well-lit with natural light, and a second three-piece bathroom, offering convenience for family living.

Externally, the property features an extensive south/west-facing rear garden, ideal for outdoor entertaining, relaxation, or gardening. At the front, there is a well-maintained lawn and off-street parking for two vehicles. Additional benefits include side access, double glazing, and gas central heating, ensuring this home is both practical and comfortable.

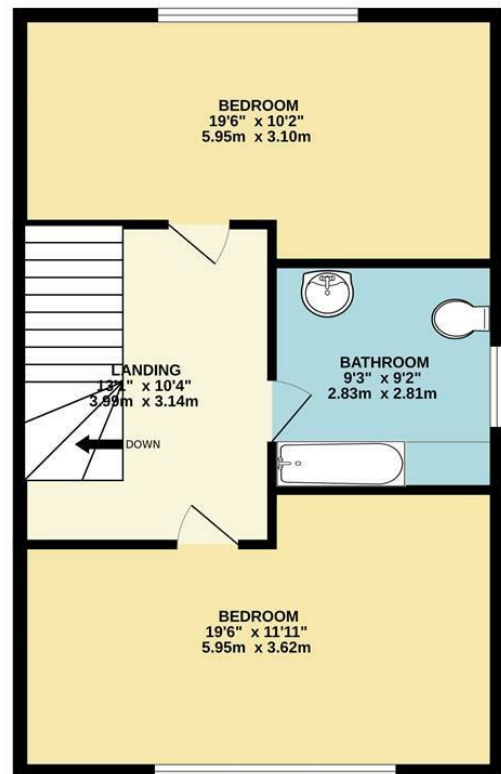
Located in the desirable Rochford, Hawkwell area, the property is close to a range of amenities, including shops, schools, and reliable bus routes. Its excellent location and spacious design make it a fantastic opportunity for those looking to settle in this popular residential area.

Aspire Estate Agents highly recommend viewing this impressive chalet to fully appreciate all it has to offer. Don't miss the chance to make this exceptional property your new home!

GROUND FLOOR

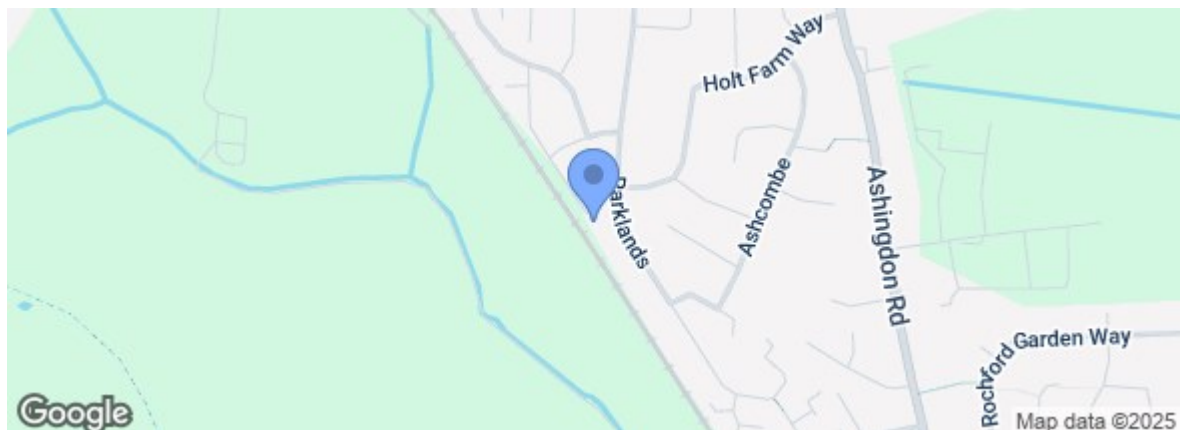


1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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.