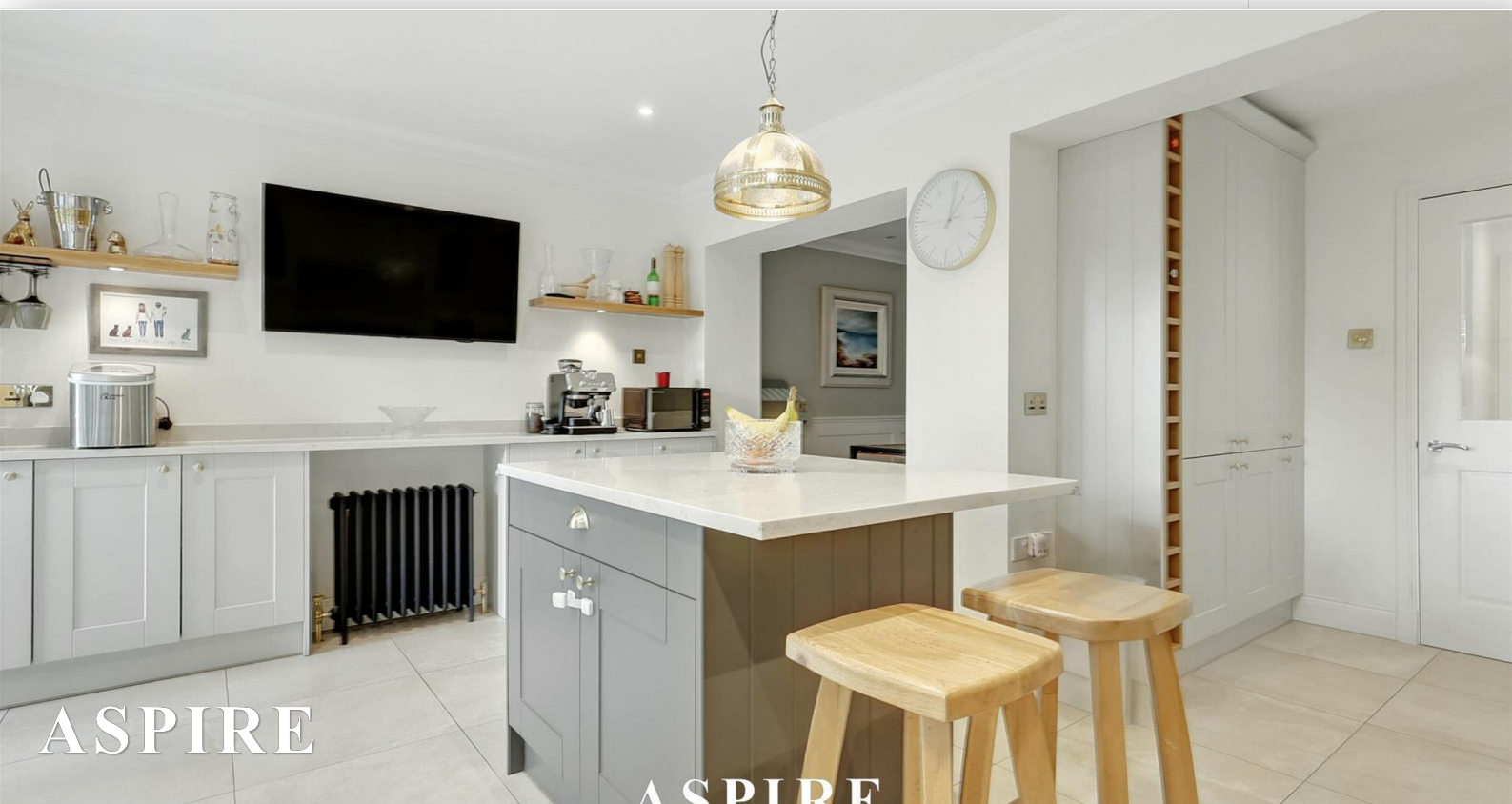


**To arrange a viewing contact us
today on 01268 777400**



Balstonia Drive, Stanford-Le-Hope Guide price £600,000

GUIDE PRICE £600,000-£650,000

Aspire Estate Agents Corringham are delighted to present this spacious and beautifully presented five-bedroom semi-detached family home, ideally located close to Ortu gable hall School.

This impressive property offers versatile living across three floors, perfect for growing families or those looking for extra space to work from home.

Upon arrival, you're welcomed by off-street parking and a garage with an electric door, offering both convenience and security. Step inside to find a stylish modern kitchen diner, complete with a central island, quartz worktops, and integrated appliances – a true heart of the home. A separate utility room and downstairs W/C add further practicality to this well-thought-out layout.

The property boasts two spacious reception rooms, offering flexibility for both entertaining and relaxation. Upstairs, you'll find five well-proportioned bedrooms, including a stunning master suite featuring built-in wardrobes and a contemporary en suite bathroom.

The loft has been converted to create additional bedroom space, complete with ample eaves storage. In total, the property offers two bathrooms and three toilets, ensuring comfort and convenience for the whole family.

Externally, the home continues to impress with a large, unoverlooked rear garden, perfect for outdoor entertaining or simply enjoying some peace and privacy. Side access adds practicality, while the outdoor building, currently used as a home gym, is fully powered and could easily be repurposed as a home office or studio.

This is a rare opportunity to secure a spacious, move-in-ready home in a prime location. Early viewing is highly recommended to fully appreciate everything this fantastic property has to offer.

www.aspireestateagents.co.uk

Entrance Hall – 16'9" x 5'3" (5.1m x 1.6m)

Lounge – 14'5" x 10'10" (4.4m x 3.3m)

Dining Area – 10'6" x 7'7" (3.2m x 2.3m)

Kitchen – 16'5" x 15'9" (5.0m x 4.8m)

Utility Room – 7'7" x 2'4" (2.3m x 0.7m)

Downstairs Cloakroom

First Floor landing;

Master Bedroom – 12'6" x 9'10" (3.8m x 3.0m)

En-suite

Bedroom Three – 12'6" x 9'10" (3.8m x 3.0m)

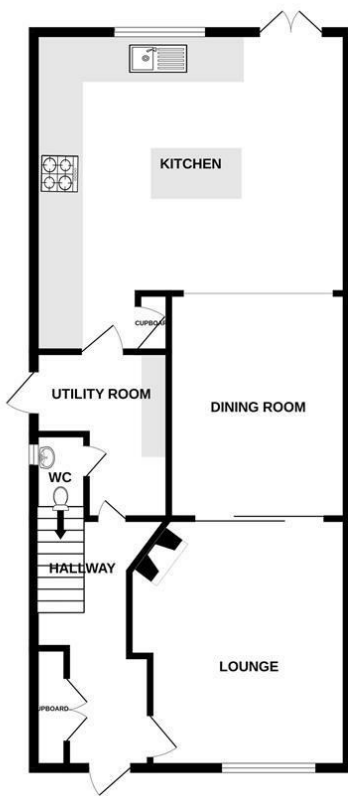
Bedroom Four – 15'1" x 5'3" (4.6m x 1.6m)

Bedroom Five – 6'7" x 6'3" (2.0m x 1.9m)

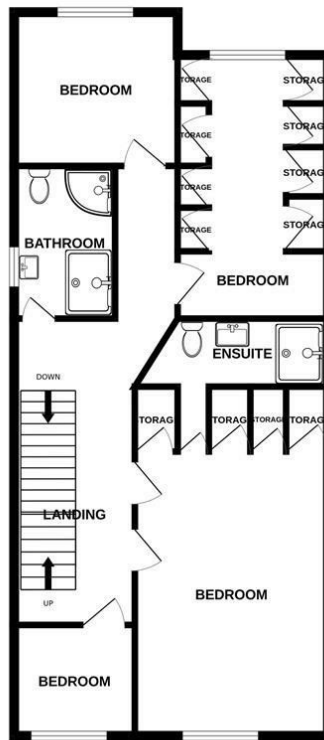
Second floor landing;

Bedroom Two – 13'9" x 12'2" (4.2m x 3.7m)

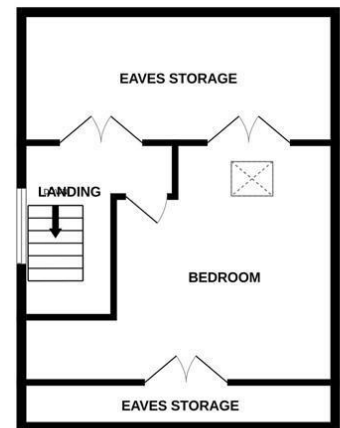
GROUND FLOOR



1ST FLOOR

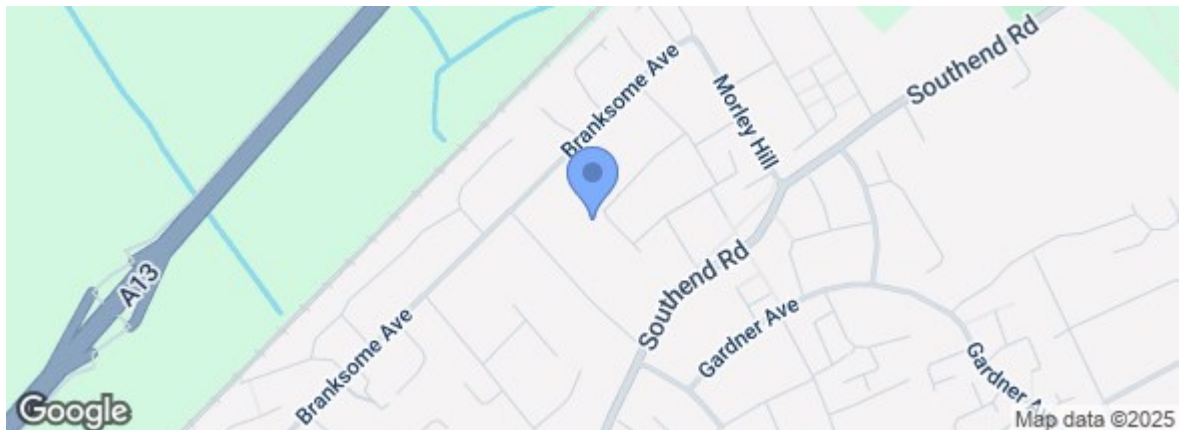


2ND FLOOR



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



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