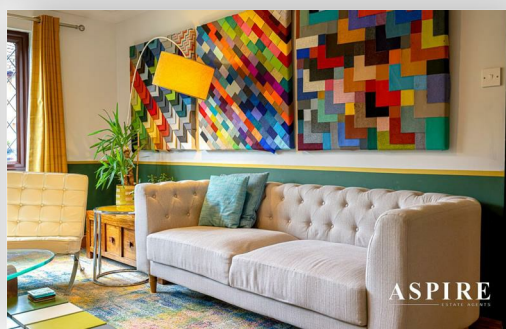


**To arrange a viewing contact us
today on 01268 777400**



Mulberry Gardens, Basildon Offers in the region of £800,000

Aspire Estate Agents are delighted to have been entrusted with the opportunity to present this executive five-bedroom detached family home, crafted by the highly regarded Golding Homes. This exceptional residence showcases outstanding interior design, generous room proportions, and refined finishes throughout. Situated in one of Basildon's most highly sought-after locations, this home represents a rare opportunity to acquire a standout property in a desirable and well-connected setting.

Tucked away on a quiet, secluded lane, the home enjoys complete privacy amidst mature trees and a peaceful, established neighbourhood. This unique setting provides a real sense of escape from the hustle and bustle, offering the perfect blend of tranquillity and convenience. Residents benefit from easy access to local shops, amenities, and commuter links, while remaining just moments away from excellent schools and green spaces.

The interior layout is designed with family living in mind, featuring five generously sized bedrooms, including a master with en suite, a modern family bathroom, and a convenient ground floor W.C. Every room is bright, welcoming, and finished to a high standard, with natural light flowing effortlessly throughout the home. The property also benefits from a stylish conservatory, creating a versatile additional space ideal for relaxing or entertaining.

Externally, the property offers a beautifully maintained rear garden, perfect for outdoor living and family time. A private driveway provides ample off-street parking, completing this fantastic package. Whether you are looking for space, location, or comfort, this home delivers on all fronts.

Location-wise, the property is ideally placed for commuters and families alike. Laindon Station is just 0.2 miles away, with Basildon Station at 1.6 miles and West Horndon Station 3.4 miles, offering direct connections into London and surrounding areas. Schooling is another key highlight, with well-regarded institutions su

ENTRANCE HALLWAY
CLOAKROOM

LOUNGE
17'8" x 12'9" (5.38 m x 3.89 m)

DINING ROOM
12'9" x 12'5" (3.89 m x 3.78 m)

KITCHEN
14'8" x 9'1" (4.47 m x 2.77 m)

UTILITY
7'9" x 5'6" (2.36 m x 1.68 m)

BEDROOM ONE
18'4" x 12'5" (5.59 m x 3.78 m)

EN-SUITE BATHROOM

BEDROOM TWO
12'10" x 11'1" (3.91 m x 3.38 m)

BEDROOM THREE
12'5" x 10'1" (3.78 m x 3.07 m)

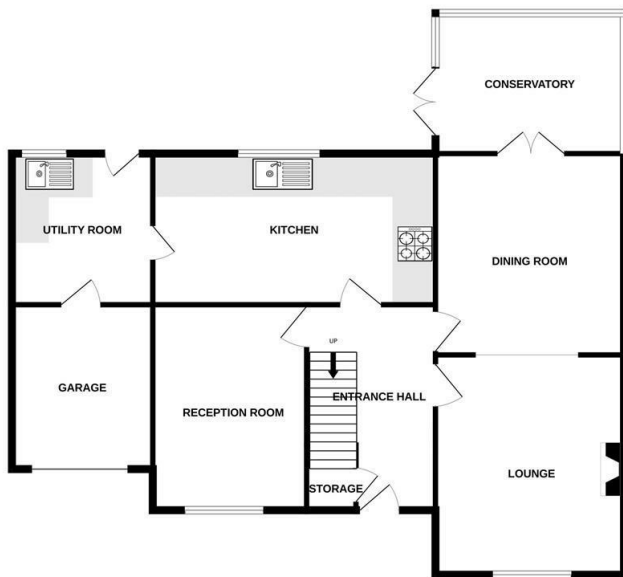
BEDROOM FOUR
13'9" x 7'10" (4.19 m x 2.39 m)

BEDROOM FIVE
9'2" x 7'5" (2.79 m x 2.26 m)

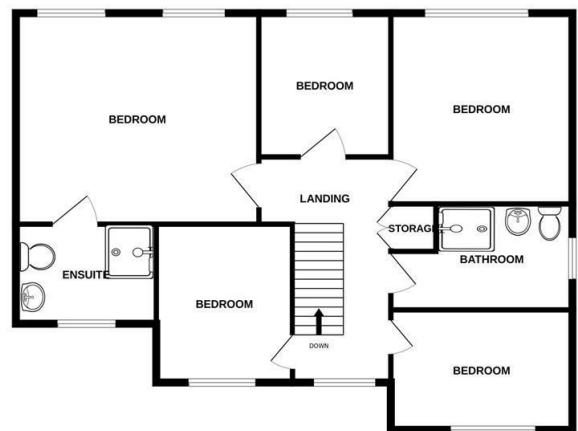
SHOWER ROOM

DOUBLE GARAGE
17'2" x 7'10" plus 17'2" x 7'9"
(5.23 m x 2.39 m plus 5.23 m x 2.36 m)

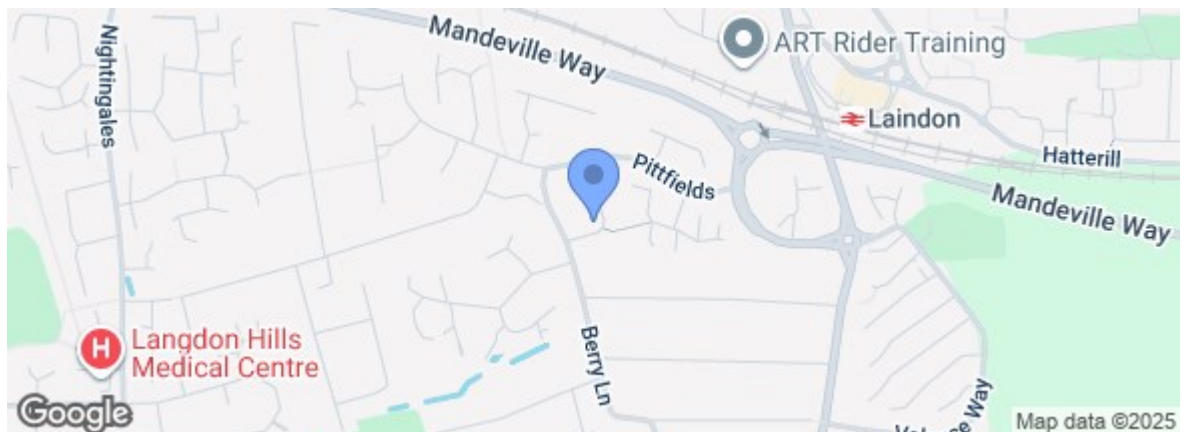
GROUND FLOOR



1ST FLOOR



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.