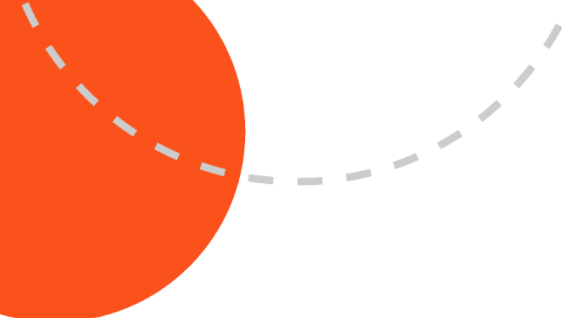




Quorn Gardens, Leigh-On-Sea, Essex, SS9 2TB
3 bed semi-detached family home / OIEO £650,000 / t. 01702 555888







Situated on the prestigious Marine Estate within Leigh-On-Sea is this beautiful **three bedroom** semi detached family home, offering plenty of charm and character. Boasting spacious reception hall, two large reception rooms, modern fitted kitchen and ground floor w.c together with generous size bedrooms and a luxury four piece family bathroom suite. Outside there is a good size rear garden, garage and off street parking to front. Also benefiting from attractive outlook over surrounding neighbourhood towards the Thames Estuary.

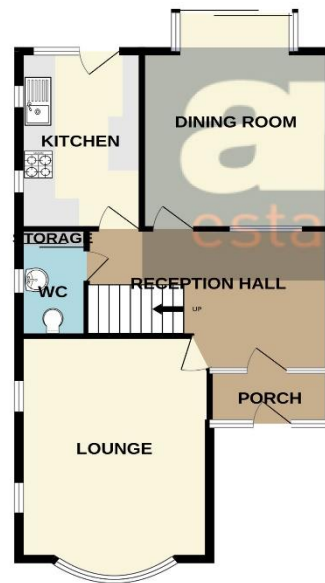
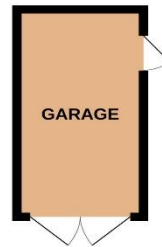
Ideally situated a short walk from local shops, Belfair's woods and Leigh mainline station with direct links into London Fenchurch street, whilst also being with easy reach of Leigh Broadway with its array of shops, café's and restaurants. Excellent local schools can also be found nearby, the property being within the Westleigh Primary and Belfair's Academy catchments. Offered with no onward chain, we would strongly advise viewing at your earliest convenience.

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A space to call 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.
Made with Metropix 6/2025





Highlights

- / Character Three Bedroom Semi Detached Family Home
- / Immaculately Presented
- / Spacious Reception Hall
- / Two Reception Rooms
- / Modern Fitted Kitchen
- / Ground Floor W.C
- / Generous Size Bedrooms
- / Four Piece Family Bathroom Suite
- / Good Size Rear Garden
- / Views Toward The Thames Estuary
- / Garage
- / Off Street Parking
- / No Onward Chain
- / Sought After Marine Estate
- / Walking Distance To Leigh Station
- / Westleigh Primary & Belfair's Academy School Catchments

UPVC double glazed entrance door with UPVC double glazed windows adjacent opening to:

Entrance Porch \ Tiled flooring, solid wood entrance door with stained glass windows adjacent opening to:

Reception Hall 16' x 10'1 \ Wood effect flooring, radiator, smooth plastered and coved ceiling, plate rail, power points, carpeted stairs with timber balustrade leading to first floor accommodation, understairs storage cupboard, stained glass window to rear, doors to accommodation off:

Lounge 16'10 x 11'11 \ UPVC double glazed bay window to front with shutters to remain, wood effect flooring, radiator, power points, TV point, smooth plastered coved ceiling with centre ceiling rose, stained glass windows to side, wall light points, feature fireplace with timber mantle and marble hearth housing gas fire.

Dining Room 16'1 into bay x 12'1 \ Wood effect flooring, radiator, power points, TV point, smooth plastered and coved ceiling, double glazed square bay window to rear with central double glazed sliding patio doors leading to garden, wall light points.

Kitchen 12'8 x 7'9 \ Well fitted kitchen comprising stainless steel sink and drainer unit with chrome mixer tap inset into a range of square edge work tops with cupboards and drawers beneath and matching eye level units, integrated oven with four ring gas hob above and extractor over, space and plumbing for washing machine, further appliance space, tiled splashbacks, tiled flooring, radiator, smooth plastered coved ceiling, UPVC double glazed window to rear with double glazed door adjacent leading to rear garden, double glazed windows to side, power points, under cupboard lighting.





Ground Floor W.C. \ Two piece suite comprising push button W.C. vanity wash basin with chrome mixer tap and storage below, tiled walls, tiled effect flooring, storage cupboard with shelving, obscure window to side, smooth plastered ceiling.

Landing \ Fitted carpet, feature large stained glass window to side at half landing, radiator, power points, loft access hatch, large airing cupboard housing Glow worm boiler and immersion tank, doors to accommodation off:

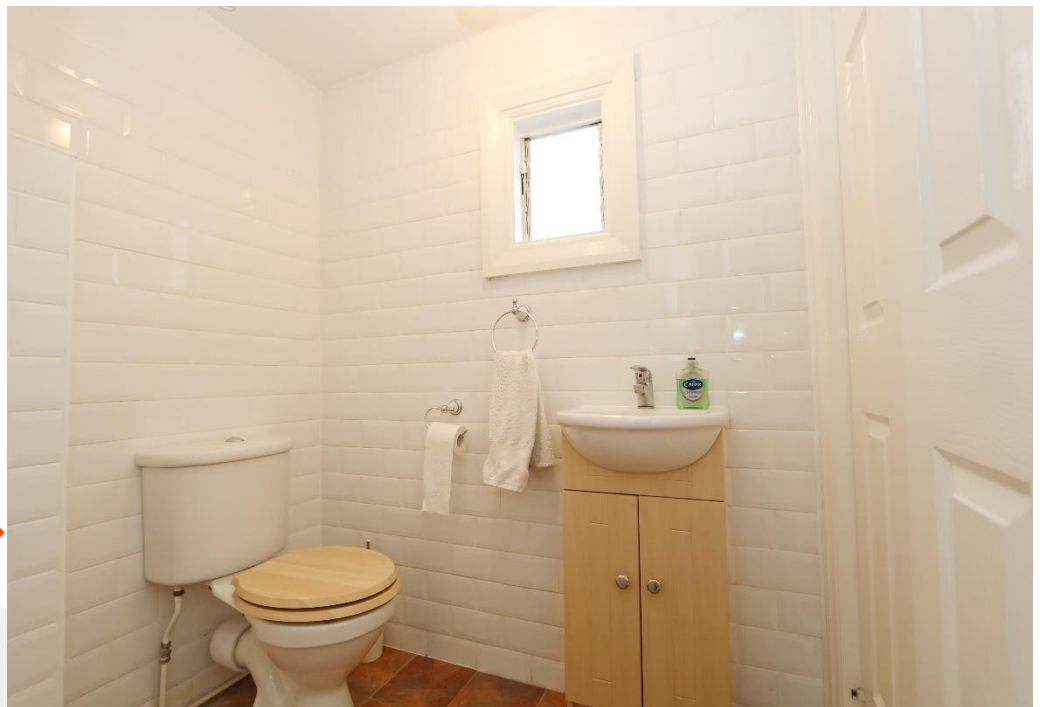
Bedroom One 17' into bay x 11'11 \ UPVC double glazed bay window to front with shutters to remain, two stained glass windows to side, fitted carpet, power points, smooth plastered and coved ceiling, radiator.

Bedroom Two 12'11 x 12'2 \ UPVC double glazed window to rear with attractive views over neighbourhood towards the Thames Estuary, fitted carpet, radiator, power points, smooth plastered coved ceiling.

Bedroom Three 10' x 8'7 \ UPVC double glazed window to front with shutters to remain, fitted carpet, radiator, power points, smooth plastered coved ceiling.

Bathroom 9'3 x 7'8 \ Luxury four piece suite comprising free standing claw foot bath with chrome controls, large corner shower cubicle with drench style shower head above, separate hand held attachment and body jets, vanity wash basin with chrome controls and storage below, push button W.C., tiled walls, tiled effect flooring, obscure double glazed window to rear, heated towel radiator, smooth plastered coved ceiling with inset spot lights, extractor.

Rear Garden \ The property benefits from a good size rear garden. Commencing with area laid to patio with astro turf adjacent, the remainder is mainly laid to established lawn,





flowerbeds, fencing to borders, side access to front via gates, access to:

Garage \ Double doors to front, personal door to side.

Front Garden \ Driveway providing off street parking.



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The Consumer Protection from Unfair Trading Regulations 2008 (CPRs).

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