

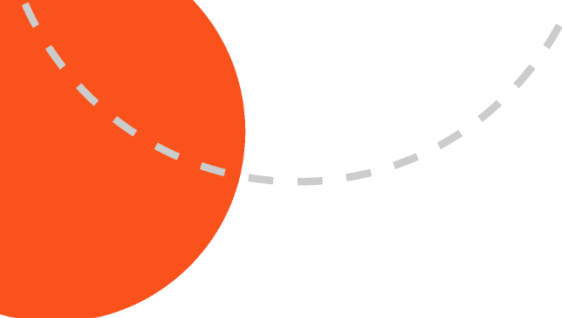


Underhill Road, South Benfleet, Essex, SS7 1ER

3 bedroom link detached / Offers In Excess Of £500,000 / t. 01702 555888

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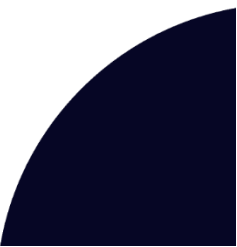




A beautifully presented **three double bedroom** link detached family home situated in this elevated position providing attractive views towards Boyce Hill golf course in the much sought after 'Underhill Road' within South Benfleet. Offering bright and spacious accommodation throughout which includes two good size reception rooms, luxury fitted kitchen/breakfast room and ground floor w.c together with generous size bedrooms all having fitted wardrobes and a stunning four piece bathroom suite. Outside there is an excellent size landscaped rear garden with cabin, garage and off street parking to front. Also offering excellent scope for extension, having previously had plans passed for a rear ground floor extension (now lapsed).

Ideally located within easy reach of transport links via Benfleet Station, major trunk roads and bus routes whilst also having local shops, amenities and supermarkets close by. Excellent local schools are also nearby including being within the King John school catchment. This perfect family home must be viewed internally to fully appreciate the space on offer.

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A space to
call home.

 <p>Floor 0 Building 1</p>	 <p>Floor 1 Building 1</p>	 <p>Approximate total area⁽¹⁾ 1356.59 ft² 126.03 m²</p>
 <p>Floor 0 Building 2</p>		<p>(1) Excluding balconies and terraces</p> <p>While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.</p> <p>GIRAFFE360</p>



Bright &
Spacious



Highlights

- / Immaculately Presented Three Bedroom Link Detached House
- / Two Spacious Reception Rooms
- / Well Fitted Kitchen/Breakfast Room
- / Ground Floor W.C
- / Three Double Bedrooms All With Fitted Wardrobes
- / Stunning Four Piece Bathroom Suite
- / Beautifully Landscaped Rear Garden
- / Summer Cabin
- / Attractive Views Towards Boyce Hill Golf Course
- / Garage
- / Off Street Parking
- / Double Glazing Throughout
- / Sought After Turning Within South Benfleet
- / King John Catchment
- / Close To Benfleet Station And Major Trunk Roads
- / Shops, Amenities And Supermarkets Nearby
- / Feature Log Burner
- / Viewings Advised



Upvc obscure double entrance door with upvc obscure double glazed window adjacent opening to:

Entrance Hall \ Wood effect tiled flooring, radiator, smooth plastered ceiling with inset spotlights, doors leading to ground floor w.c and lounge.

Lounge 18'1 x 16'7 'L' Shaped Maximum Measurements \

Upvc double glazed sliding patio doors to front with views towards Boyce Hill golf course, engineered wood flooring, upvc obscure double glazed window to side, two radiators, power points, T.V point for wall mounted flatscreen television, smooth plastered ceiling, feature dual fuel log burner with tiled hearth, door to:

Inner Hallway \ Engineered wood flooring, power points, radiator, carpeted stairs with timber balustrade leading to first floor, smooth plastered ceiling, doors leading to kitchen/breakfast room and dining room.

Dining Room 11'2 x 9'2 \ Engineered wood flooring, power points, radiator, smooth plastered ceiling, understairs storage cupboard with power and lighting, upvc double glazed sliding patio doors leading to garden and upvc double glazed window to side.

Kitchen/Breakfast Room 17'2 x 12'3 \ Luxury fitted kitchen/breakfast room comprising stainless steel sink and drainer unit inset into range of roll edge worktops with cupboards and drawers beneath and matching eye level units, Range style cooker to remain with chimney style extractor above, space and plumbing for washing machine, space and plumbing for dishwasher, integrated fridge/freezer, tiled splashbacks, smooth plastered ceiling with inset spotlights, cupboard housing boiler, radiator, tiled flooring, upvc double windows to side and rear and further upvc double glazed door leading to rear garden, space for table and chairs.







+ Stunning
Kitchen/Breakfast
Room

Ground Floor W.C \ Modern two piece suite comprising push button w.c, vanity wash basin with chrome mixer tap and storage below, half tiled walls, upvc obscure double glazed window to front, ladder style heated towel radiator, wood effect tiled flooring, smooth plastered ceiling with inset spotlights.

Landing \ Continuation of fitted carpet, power points, loft access hatch, upvc double glazed window to side at half landing, doors to accommodation off.

Bedroom One 12'3 x 9'3 Plus Wardrobe Depth \ Upvc double glazed window to front with attractive views towards Boyce Hill golf course, power points, radiator, wood effect flooring, range of fitted wardrobes with mirror fronted sliding doors.

Bedroom Two 11'4 x 9'3 Plus Wardrobe Depth \ Upvc double glazed window to rear, power points, radiator, wood effect flooring, range of fitted wardrobes with mirror fronted sliding doors.

Bedroom Three 9'3 x 9'2 Plus Wardrobe Depth \ Upvc double glazed window to front with attractive views towards Boyce Hill golf course, wood effect flooring, power points, radiator, range of fitted wardrobes with mirror fronted sliding doors.

Bathroom 10'8 x 8'3 Max \ Stunning four piece suite comprising free standing Jacuzzi style bath with chrome controls, sprays and jets and separate handheld attachment, large walk in shower cubicle with drench style showerhead above and separate handheld attachment, low flush w.c, pedestal wash hand basin, tiled walls and flooring, ladder style heated towel radiator, smooth plastered ceiling with





inset spotlights, upvc obscure double glazed window to rear, airing cupboard housing hot water tank and shelving.

Rear Garden \ The property benefits from this beautifully landscaped tiered rear garden. Commencing with large expanse of decking providing excellent outside seating area, attractive well stocked rockery flower bed with steps adjacent leading to lawned area which in turns steps up to a further lawned area, steps leading to decking providing ample outside seating areas, and access to summer cabin, outside tap, outside lighting, side access to front via wrought iron gate whilst the other side leads to garage.

Summer Cabin \ A lovely feature of the property which can be used for a variety of purposes, i.e. studio, office etc. Having double doors and windows to front, further door to side, wood effect flooring, power and light connected.

Garage \ Personal door to and from garden, up and over door to front, power and light connected.

Front Garden \ Large block paved driveway providing off street parking with lawned area adjacent.

Please Note \ The property has previously had plans passed for a rear ground floor extension (now lapsed).













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