

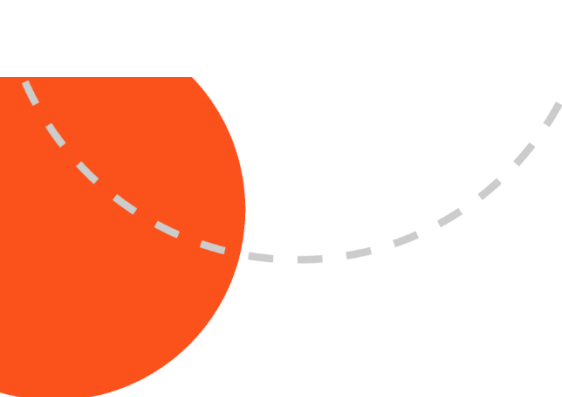


Kenneth Road, Thundersley, Essex, SS7 3AA

4 bed detached / **Guide Price** £550,000-£575,000 / t. 01702 555888







Sitting on a generous corner plot is this bright and deceptively spacious **four bedroom** detached family home, with a versatile layout to suit the whole family. Boasting two reception rooms, modern fitted kitchen, ground floor shower room/utility and a ground floor double bedroom together with three good size bedrooms and a family bathroom suite to the first floor. The wide plot provides the property with a lovely size rear garden with summer cabin, larger than average garage and off street parking for multiple vehicles to front. Also benefiting from ample storage including two lofts and excellent scope for further extension (subject to the necessary consent).

Situated in this popular location within the heart of Thundersley, a short distance from local shops, amenities and supermarkets whilst also having transport links a short distance away. Excellent local schools can also be found nearby, the property being within the Kingston primary & King John school catchment. USP college is also a short walk away. Call now to book your viewing.

Find us on



A space to
call home.



Approximate total area⁽¹⁾
1644 ft²
153 m²

Reduced headroom
18 ft²
1.7 m²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





Highlights

- \ **Bright & Spacious Four Bedroom Detached Family Home**
- \ **Generous Size Corner Plot**
- \ **Versatile Layout**
- \ **Scope For Further Extension (subject to the necessary consent)**
- \ **Two Reception Rooms**
- \ **Modern Fitted Kitchen**
- \ **Shower Room/Utility**
- \ **Family Bathroom Suite**
- \ **Well Tended Rear Garden With Summer Cabin**
- \ **Larger Than Average Garage**
- \ **Off Street Parking For Numerous Vehicles**
- \ **Kingston Primary & King John School Catchments**
- \ **Easy Access To Transport Links**
- \ **Popular Location**
- \ **Must Be Viewed**

Solid wood entrance door with obscure glazed inserts opening to entrance porch.

**Entrance porch 12'2 x 4'5 **

Tiled flooring, smooth plastered ceiling with inset spotlights, UPVC double glazed window to side, radiator, door leading to garage and double doors with obscure glazed inserts opening to reception hall.

**Reception Hall 18'2 x 8'8 Plus Widing To Far Rear **

Parque flooring, radiator, smooth plastered and coved ceiling, power points, carpeted stairs with timber balustrade leading to first floor. Doors to accommodation off.

**Lounge 17'10 x 10'11 **

Fitted carpet, radiator, smooth plastered and coved ceiling, air conditioning unit, UPVC double glazed sliding patio doors providing access to rear garden, wall light points, power points, TV point, feature brick fireplace with mosaic tile hearth.

**Dining Room 13'6 x 8 '10 **

Parque flooring, radiator, power points, smooth plastered and coved ceiling, UPVC double glazed sliding patio doors leading to side way, storage cupboard, thermostat control, door to and from lobby.

**Lobby **

Parque flooring, radiator, coved ceiling, power points, doors leading to reception hall, ground floor shower room/utility and archway leading to kitchen.







**Kitchen 15'4 x 7'6 **

Modern fitted kitchen comprising double bowl sink and drainer unit with extendable mixer tap inset into a range of square edge work tops with high gloss cupboards and drawers beneath and matching eye level units, integrated fridge, integrated freezer, space for a cooker, tiled splashbacks, power points, UPVC double glazed window to front, UPVC double glazed French doors to rear leading to garden, tiled flooring, breakfast bar facility, radiator, smooth plastered ceiling with inset spotlights, LED lighting to plinth, under cupboard lighting.

**Ground Floor Shower Room / Utility 8'9 x 4'8 **

Three piece suite comprising low flush WC, vanity wash basin with chrome controls and storage below, shower cubicle with shower over, space and plumbing for a washing machine and tumble dryer, tiled floor and walls, heated radiator, UPVC obscure double glazed window to front, inset spotlights.

**Ground Floor Bedroom Four 14' x 11'6 **

Excellent sized room which could be used for a variety of purposes having UPVC double glazed bay window to rear, fitted carpet, radiator, power points, smooth plastered and coved ceiling with inset spotlights. Stairwell leading to large loft, which is boarded and continues over the garage, ideal for conversion/extension subject to the necessary consent.

**Landing 8'4 x 8'3 **

UPVC double glazed window to side, fitted carpet, radiator, loft access hatch, airing cupboard housing hot water tank. Doors to accommodation off.





**Bedroom One 14'7 Into Wardrobe Depth x 10'7 Plus Recess **
UPVC double glazed window to front, fitted carpet, radiator, power points, mirror fronted sliding fitted wardrobes, wall light points, coved ceiling, large storage cupboard.

**Bedroom Two 11'1 x 9'5 **
UPVC double glazed window to rear, fitted carpet, radiator, power points, smooth plastered and coved ceiling.

**Bedroom Three 8'2 x 7'11 **
UPVC double glazed window to rear, fitted carpet, radiator, power points, coved ceiling.

**Bathroom 9'6 x 7'3 **
Three piece suite comprising panelled bath with chrome controls, vanity wash basin with chrome mixer tap and storage below, push button WC, fully tiled to bath surround and half tiled to remaining walls, wood effect flooring, inset spotlights, UPVC obscure double glazed window to side, shaver point, radiator.



**Rear Garden ** A lovely, well tended rear garden commencing with patio which continues to both sides, remainder is laid to established lawn with well stocked flowerbeds surrounding, screen panelled fencing to borders, outside tap, outside power points, side access to front via timber gate, further patio providing outside seating facility with pergola and summer cabin (with power and light connected) adjacent.

**Garage 19'1 x 14'2 Max ** Electric shutter door to front, personal doors to and from sideway and porch, power and light connected.

**Front Garden ** Large crazy paved driveway providing off street parking for numerous vehicles with flowerbed adjacent.





PLEASE NOTE:-

We recommend our customers use our panel of Conveyancers/Solicitors. It is your decision whether you choose to deal with our recommendation, and you are under no obligation to do so. You should know that we may receive a referral fee of £150 to £200 per transaction from them.

Should you arrange a Mortgage through our recommended mortgage advisor, again of which there is no obligation we will receive a commission fee. The amount of commission will depend on the size of the loan and any associated products that you decide to take. **Digital Markets, Competition and Consumers Act 2024.**

These details are for guidance only, complete accuracy cannot be guaranteed. For any points which are of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given concerning planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.







at the heart of property.

Our professional and personal approach to property isn't just limited to residential sales. With a thriving commercial team, a dedicated mortgages expert and the longest established lettings and management department in Hadleigh and Hockley, we offer clients an exceptional experience, no matter what service they need.

Hadleigh Office: 319 London Road, Essex SS7 2BN **t:** 01702 555 888 **e:** hadleigh@amosstates.com

Hockley Office: 1A Spa Road, Hockley, Essex, SS5 4AZ **t:** 01702 207 720 **e:** hockley@amosstates.com

amosstates.com