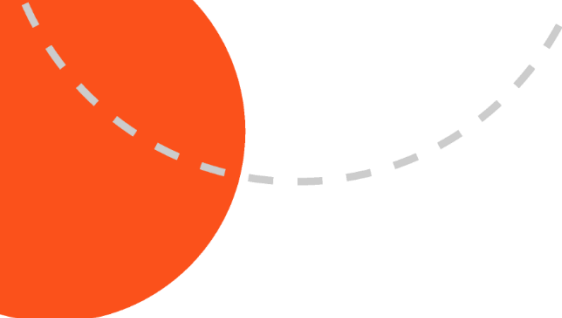




Station Road, Benfleet, Essex, SS7 1NG
3 bedroom town house / £400,000 / t. 01702 555888

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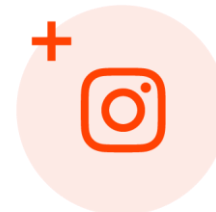




Offered with no onward chain is this deceptively spacious and versatile **three bedroom town house with a beautiful outlook over the surrounding area. Set over three floors, accommodation includes large lounge, kitchen/diner, utility room, two bathrooms and generous size bedrooms together with a south facing rear garden, garage and off street parking.**

Situated in the popular 'Station Road' a stone's throw from Benfleet mainline station with direct links into London Fenchurch Street whilst also having local shops, pubs and restaurants on hand. Excellent local schools can also be found nearby, the property being within the South Benfleet Primary and King John school catchments. Viewings Advised.

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Highlights

- \ **Three Bedroom Terraced Town House**
- \ **Set Over Three Floors**
- \ **Beautiful Views Over Surrounding Area**
- \ **Large Lounge**
- \ **Kitchen/Diner**
- \ **Utility Room**
- \ **Ground Floor Shower Room & Second Floor Bathroom**
- \ **South Facing Rear Garden**
- \ **Garage & Off Street Parking**
- \ **Recently Installed Combination Boiler**
- \ **Sought After South Benfleet Location**
- \ **Stones Throw From Benfleet Station**
- \ **South Benfleet Primary & King John School Catchments**
- \ **EPC Rating – C**

Entrance door leading to entrance hall.

**Entrance Hall **

Tiled flooring, radiator, understairs storage, carpeted stairs with timber balustrade leading to first floor, smooth plastered and coved ceiling, door to utility room.

**Utility Room 13' x 6'10 **

Stainless steel sink and drainer unit inset into a range of roll edge worktops with cupboards and drawers beneath and matching eye level units, space and plumbing for a washing machine, space for a tall fridge freezer, space for a tumbler dryer, cupboard housing Baxi recently installed combination boiler, further storage cupboard, double glazed window to rear, tiled flooring, smooth plastered ceiling with inset spotlights, door to shower room and sun room.

**Shower Room **

Two piece suite comprising shower cubicle with shower over, push button WC, tiled walls and flooring, radiator, smooth plastered ceiling with inset spotlights, obscure window to rear.

**Sunroom 13'11 x 7'8 **

Windows to rear and sides, sliding patio doors leading to garden, power points.

**First Floor **

**Kitchen Diner 15'10 x 10'8 Reducing to 7'1 **

Stainless steel sink and drainer unit inset into a range of roll edge worktops with cupboards and drawers beneath and matching eye level units, inset induction hob with chimney style extractor above, integrated oven, laminate flooring, tiled to kitchen surround, double glazed windows to rear, inset spotlights, power points, doorway open to lounge.



**Lounge 15'11 x 15'8 Into Bay **

Laminate flooring, two radiators, power points, TV point, smooth plastered and coved ceiling, double glazed windows to front, feature fireplace, carpeted stairs with timber balustrade leading to second floor.

**Second Floor Landing **

Fitted carpet, storage cupboard, coved ceiling, loft access hatch, power point, doors to accommodation off.

**Bedroom One 11'11 x 9'9 Maximum **

Double glazed window to front, fitted carpet, radiator, power points, coved ceiling, fitted wardrobe, wall light points.

**Bedroom Two 9'9 x 8'11 **

Double glazed window to rear providing attractive outlook over surrounding area, fitted carpet, radiator, power points, fitted wardrobes, coved ceiling.

**Bedroom Three 7'7 x 6'7 **

Double glazed window to front, fitted carpet, radiator, power points, smooth plastered and coved ceiling.

**Bathroom 6'7 x 5'11 **

Three piece suite comprising panelled bath with separate handheld attachment, low flush WC, tiled walls, tiled flooring, radiator, obscure double glazed window to rear, coved ceiling.

**Rear Garden **

The property benefits from a good size south facing rear garden commencing with block paved patio, fencing to borders, shed to far rear.

**Garage **

Up and over door to front.

**Front Garden **

Driveway providing off street parking.









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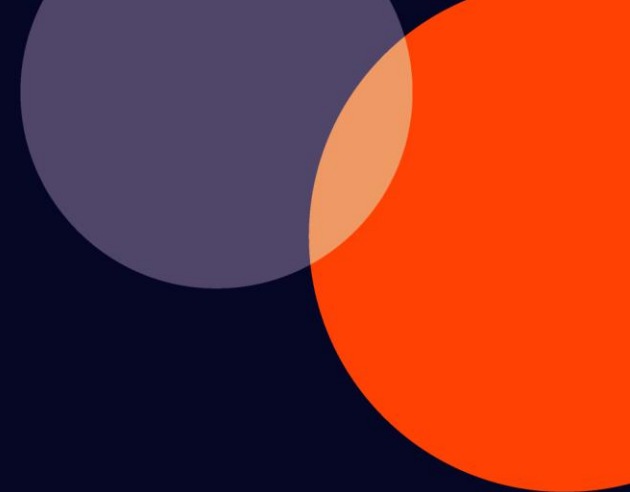
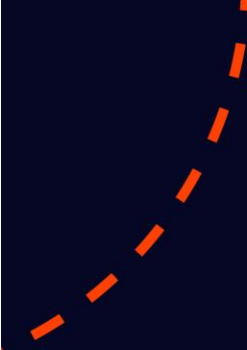
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