

This floorplan is for illustration purposes only. The room sizes, locations of doors, windows and other features are approximate. Plan produced using PlanUp.

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		



Viewing

Please contact our Sales & Letting Office on 017027 10555 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guideline and do not constitute any part of an offer or contract. Intending purchasers should rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representations

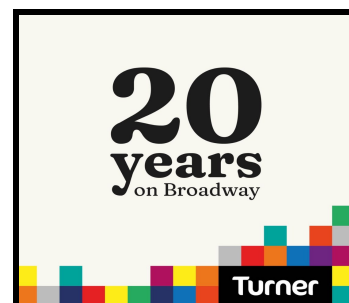
Turner Estates 34 Broadway, Leigh-on-Sea, Essex, SS9 1AJ
01702710555
info@turnerestates.co.uk



Five Bedrooms
 Driveway & Garage
 Highlands Estate Location
 Ensuite Shower Room
 Nice Sized Garden, Low Maintenance

Semi-Detached Family Home
 Original Features
 Close to Secondary Schools & Hospital
 Large Kitchen/Diner

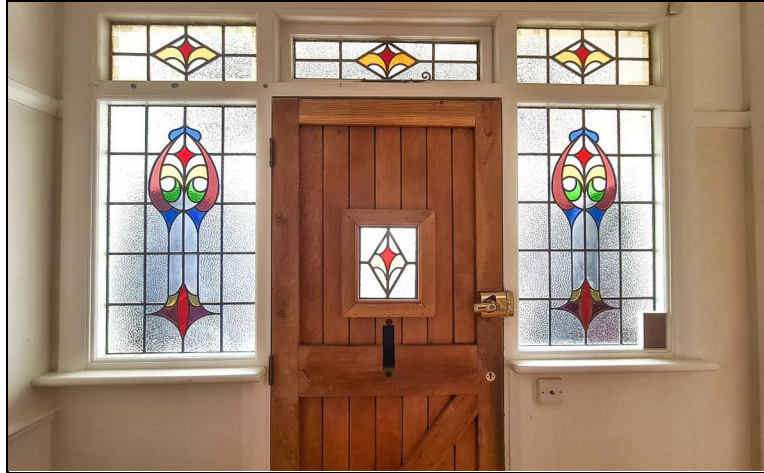
Aberdeen Gardens, Leigh-On-Sea SS9
~~3RH~~
£775,000



OFFERED WITH NO ONWARD CHAIN this five bedroom semi detached house, offering a large kitchen/diner, separate lounge, utility room, study/home office, garage/outbuilding with plumbing and power, as well an enquire to main bedroom. There is ample space for the whole family to enjoy. Located in Aberdeen Gardens, on the ever popular Highlands Estate within a short walk to Belfairs woods and approximately a 25 minute walk to Leigh Broadway. Call us on 01702 710 555 to arrange a viewing.

 5  1  1 

Council Tax Band : E



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Turner Sales & Lettings



Entrance

Hallway

Lounge
15'8" into bay x 12'0"

Utility Room
10'4" x 8'6"

Kitchen/Diner
20'4" x 11'10"

Landing

Bedroom Three
11'10" x 10'4"

Bedroom Four
11'9" x 9'6"

Bathroom
8'11" x 6'0"

Bedroom Two
15'10" into bay x 12'0"

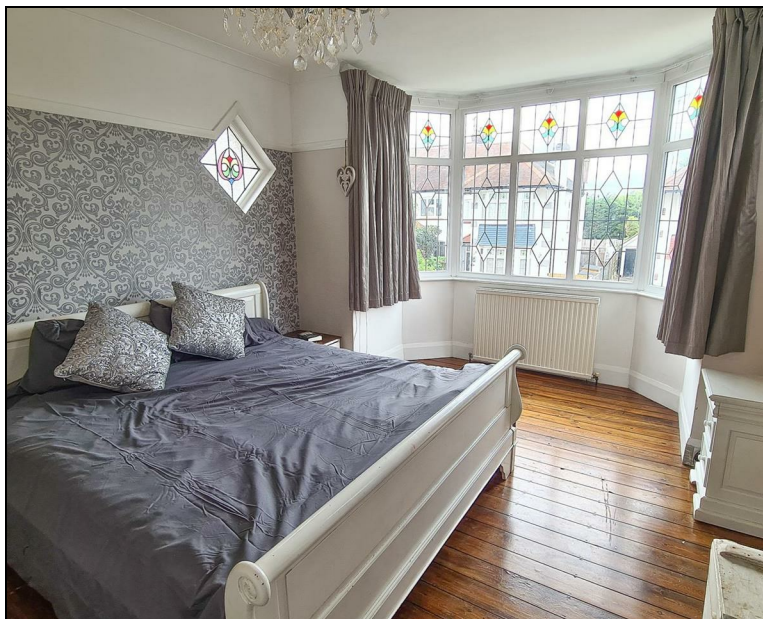
Bedroom Five
9'8" x 7'10"

Bedroom One
19'11" reducing to 13'8" x
11'0" at furthest point

Ensuite
9'5" x 5'5"

Study

Rear Garden



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