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15 St Vincents Road, Westcliff On Sea, SS0 7PP

Offers In The Region Of £1,000,000

A rare opportunity has arisen to purchase this imposing detached resident benefiting from impressive living accommodation over three floors including 7 double bedrooms, kitchen/ breakfast room and three spacious reception rooms. The property has a 90' road frontage and sits on a large South backing plot and includes detached garage and ample parking. There is a basement and a large South backing rear garden and no onward chain. Viewing is recommended to appreciate the many character features and size of accommodation on offer.

Hardwood entrance door with opaque glass inset leading to entrance lobby, quarry tiled flooring, coved ceiling, part obscure glazed door and windows to

ENTRANCE HALL 15'8" x 15'6" reducing to 6'4" (4.78 x 4.72 reducing to 1.93)



Double radiator, original wooden flooring, coved ceiling, powerpoints, door to inner lobby, arch open directly into study, stairs to first floor,

INNER LOBBY

Opaque windows to side and door leading down to basement, storage rooms and door to

GROUND FLOOR CLOAKROOM

Windows to side, low level wc, pedestal wash hand basin, double radiator, wall mounted gas boiler,

STUDY 11'6" x 10'9" reducing to 9'2" (3.51 x 3.28 reducing to 2.79)



Opaque coloured leadlight windows to front, part panelled walls, plate rail, part panelled ceiling, feature fireplace with granite edge tiled hearth, double radiator, powerpoints,

LOUNGE 18'7" x 17'6" (5.66 x 5.33)



Original box bay windows to front and side, original wooden flooring, feature cast iron fireplace with tiled back and hearth, large wooden surround, double radiator, picture rail, coved ceiling, powerpoints,

DINING ROOM 19'4" x 14'1" (5.89 x 4.29)



Windows to rear and side, original wood flooring, feature fireplace, double radiator, picture rail, coved ceiling, powerpoints,

INNER HALLWAY

Original wooden flooring, double radiator, coved ceiling, part opaque glazed door to rear, arch leading through to

KITCHEN 23'0" x 13'3" max (7.01 x 4.04 max)



Windows to rear and side, fitted with a range of base units with worksurfaces over, stainless steel sink and drainer, space for double oven, space for fridge/freezer and dishwasher,

CONSERVATORY (currently used for storage) 21'1" x 7'1" (6.43 x 2.16)

French doors and windows to rear, glazed pitched roof, block paved flooring, powerpoints,

ADDITIONAL LEAN-TO/ LAUNDRY ROOM

Windows and doors to side and rear, tiled flooring, space for washing machine and tumble dryer, powerpoints,

FIRST FLOOR LANDING



Stairs rising from ground with spindle balustrade, opaque leadlight window to side, dado rail, airing cupboard, split level landing with door leading to bedroom three, stairs to second floor, doors off onto

FAMILY BATHROOM 12'0" x 12'6" (3.66 x 3.81)



Windows to front, Jacuzzi style bath, low level wc, pedestal wash hand basin, bidet, independent tiled shower unit, double radiator, part tiled walls, picture rail, coved ceiling,

BEDROOM ONE 17'8" x 14'8" (5.38 x 4.47)



Windows to rear, double radiator, picture rail, coved ceiling, feature cast iron fireplace with tiled hearth and mirrored inset,

BEDROOM TWO 17'6" x 15'7" max (5.33 x 4.75 max)



Box bay windows to front and side, double radiator, feature cast iron fireplace with tiled hearth, built in storage cupboard, picture rail, coved ceiling, powerpoints, door to

EN-SUITE



Opaque obscure coloured leadlight window to front, suite comprising corner bath with mixer taps, shower attachment, double shower cubicle with glazed partition, low level wc, pedestal wash hand basin, bidet, chrome heated towel rail, tiled walls, coved ceiling,

BEDROOM THREE 15'9" x 13'5" max reducing to 10'4" (4.80 x 4.09 max reducing to 3.15)

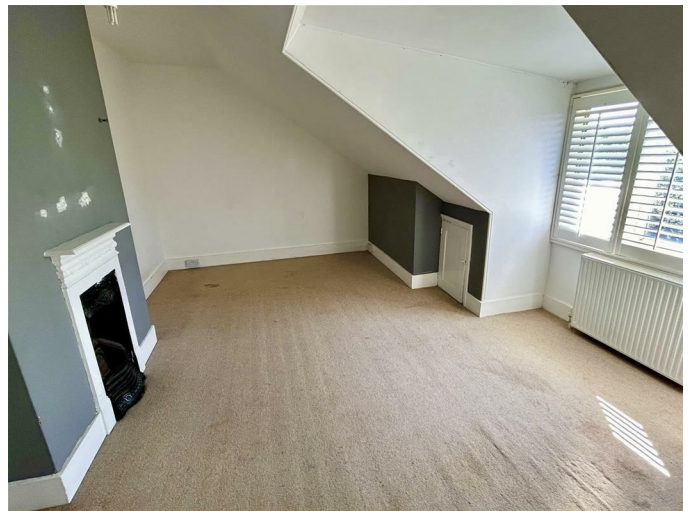


Windows to rear, double radiator, picture rail, coved ceiling, original feature cast iron fireplace with tiled insets and marble surround, powerpoints,

SECOND FLOOR LANDING

Stairs from first floor leading to split level landing with opaque obscure glazed windows, powerpoints, door to

BEDROOM FOUR 16'10" x 12'7" max to eaves (5.13 x 3.84 max to eaves)



Window to rear, eaves storage, feature cast iron fireplace, powerpoints,

BEDROOM FIVE 10'9" x 13'2" reducing to 10'4" (3.28 x 4.01 reducing to 3.15)



Georgian windows to front, storage cupboard, double radiator, powerpoints,

EN-SUITE BATHROOM



White suite comprising panelled bath with shower over and part glazed partition, low level wc, pedestal wash hand basin, radiator, tiled walls, eaves storage, extractor,

BEDROOM SIX 13'3" x 10'5" reducing to 7'1" (4.04 x 3.18 reducing to 2.16)



Double glazed velux windows to side, built in wardrobes, storage to eaves, double radiator, powerpoints

ENSUITE BATHROOM

Bathroom suite comprising panelled bath with

shower over and part glazed partition, low level wc, bidet, pedestal wash hand basin, double radiator, tiled walls, spotlights, eaves storage, extractor,

BEDROOM SEVEN 13'3" x 9'1" (4.04 x 2.77)



Double glazed velux windows to rear, storage cupboard to eaves, double radiator, door through to

EXTERNALLY



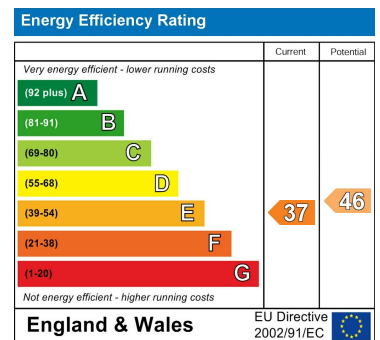
As previously mentioned the property benefits from an attractive 90' South backing garden with a width of approximately 90' which is laid to lawn, flower and shrub areas, crazy paved patio, access to large brick built detached garage with pitched roof, attractive front gardens with gated entrance and ample off street parking, attractive bricked wall and wrought iron boundary.

Floor Plan

Area Map



Energy Efficiency Graph



The agent has not tested any apparatus, equipment, fixtures, fittings, or services and so cannot verify that they are in working order or fit for the purpose. You should obtain verification from your Solicitor or Surveyor.