



\* Guide Price £500,000 - £540,000 \* Bear Estate Agents are delighted to present this beautifully extended four-bedroom semi-detached home, ideally located just moments from Southchurch Park and the seafront, offering spacious living across three floors and a generous garden with a stunning open outlook.

- Four spacious bedrooms across three floors
- Extended kitchen/diner with bi-folding doors
- Luxury four-piece bathroom with jacuzzi bath and separate shower
- Beautiful 60ft rear garden with open aspect
- Sought-after Lifstan Way location near seafront and park
- Stunning 28ft lounge with bay window and fireplaces
- Underfloor heating to kitchen and bathroom
- Master bedroom with panoramic views and en suite
- Ample off-street parking and possible garage space
- Excellent school catchment and rail links to London

## Lifstan Way

Southend-on-Sea

**£500,000**

Price Guide



4



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2



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# Lifstan Way



This substantial family home blends period charm with modern living, offering versatile accommodation across three well-appointed floors. The ground floor features a welcoming entrance hallway, an expansive 28ft lounge with two character fireplaces, a guest WC and a stunning open-plan kitchen/diner with underfloor heating and bi-folding doors opening onto a well-established 60ft garden. On the first floor, you'll find three generously sized bedrooms and a luxurious four-piece family bathroom, also with underfloor heating. The top floor hosts a grand master suite with far-reaching views, eaves storage and an en suite shower room. Additional benefits include gas central heating, majority double glazing, a private driveway with space for multiple vehicles and potential for a garage.

Lifstan Way is a sought-after tree-lined road in Southend-on-Sea, perfectly positioned for families and commuters alike. The property falls within the Greenways School catchment and is just a short stroll from Southchurch Park, the beautiful seafront and a variety of local shops and eateries. Excellent transport links are close by, including Southend East Train Station, offering direct services to London Fenchurch Street, as well as easy access to the A127.

## Four Bedroom Semi-Detached House

### Porch

### Entrance Hall

13'9 x 6'5

### Lounge/Diner

28'11 x 12'4

### Kitchen/Diner

22'0 x 12'5 x 19'0

### WC

### First Floor Landing

### Bedroom Two

15'9 x 12'0

### Bedroom Three

12'11 x 11'2

### Bedroom Four

7'7 x 7'6

### Bathroom

9'5 x 7'10

### Second Floor Landing

### Bedroom One

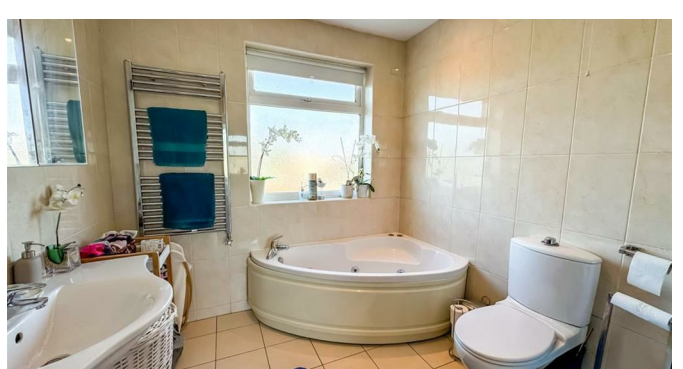
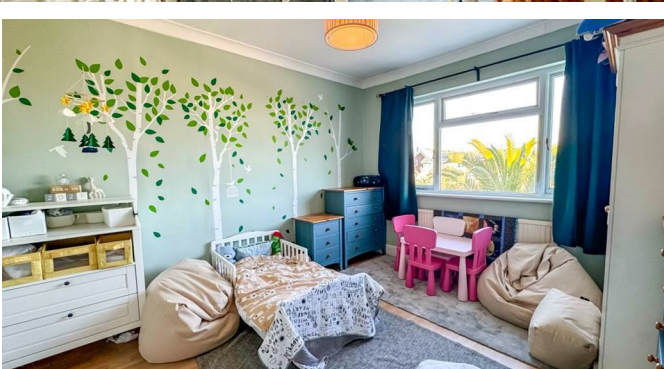
15'0 x 13'9

### Ensuite

### Garden

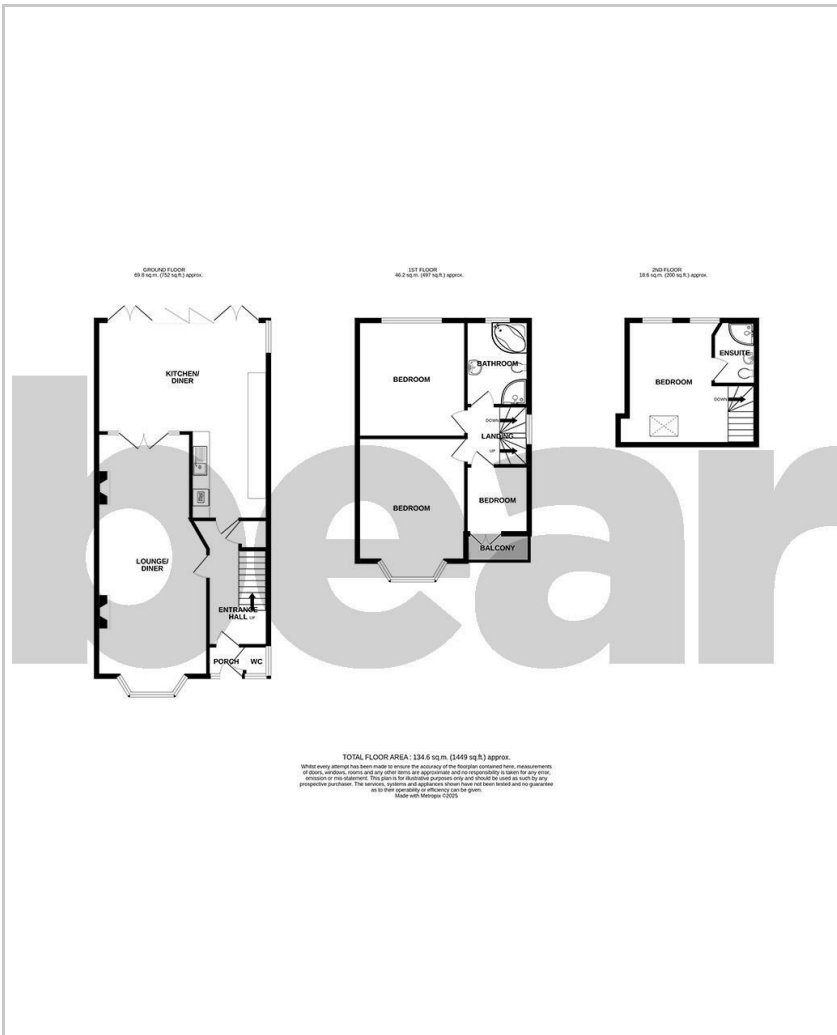
### Off-Street Parking



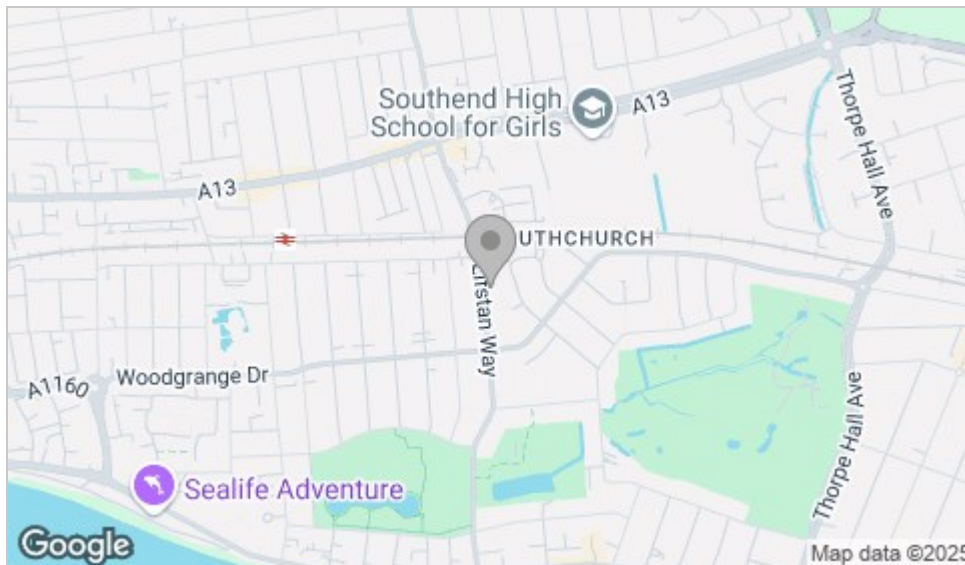




## Floor Plan



## Area Map



## Viewing

Please contact our Southend-on-Sea Office on 01702 811211 if you wish to arrange a viewing appointment for this property or require further information.

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## Energy Efficiency Graph

