



Earls Hall Avenue | | Southend-on-Sea | SS2 6NS

Offers Over £550,000

**bear**  
*Estate Agents*



**Earls Hall Avenue |**  
**Southend-on-Sea | SS2 6NS**  
**Offers Over £550,000**

Deceptively spacious and beautifully extended, this impressive semi-detached family home offers six bedrooms, three reception areas and a stunning west-facing garden with a fully powered cabin. Positioned along the sought-after Earls Hall Avenue close to excellent schools, Southend Hospital, the A127 and London Southend Airport.

- Spacious and Extended Semi-Detached Family Home
- Dining Room with Bi-Folding Doors to the Family Room
- Modern Fully Integrated Kitchen
- Two Double Bedrooms and One Single Bedroom on the First Floor and Two Further Double Bedrooms on the Second Floor
- West-Facing Garden with a Patio and a Powered Garden Cabin
- Bay Fronted Lounge with a Feature Fireplace
- Stunning Family Room with Skylights and Garden Access
- Ground Floor Shower Room and Versatile Snug
- Stylish Four Piece Family Bathroom
- Off-Street Parking for Two Vehicles







This generous home begins with a welcoming entrance hall leading to a bright, bay fronted lounge with a feature fireplace, opening into a dining room with bi-folding doors that flow seamlessly into a striking family room. Flooded with natural light from skylights and additional bi-folding doors onto the garden, this space is ideal for entertaining. The modern, fully integrated kitchen is sleek and practical, while the ground floor also benefits from a stylish shower room and a versatile snug—perfect as a home office, playroom or guest room. Upstairs, the first floor hosts two large double bedrooms with built-in wardrobes, a single bedroom and a modern four piece family bathroom. The second floor offers two additional double bedrooms, creating flexible space for growing families. Outside, the extensive west-facing garden is perfect for relaxing and socialising, complete with a large patio and a garden cabin with electricity. Off-street parking for two vehicles is available to the front, along with gas central heating and double glazing throughout.

Situated in a prime Southend location, this home is just moments from the A127, Southend Hospital, London Southend Airport, the retail park and multiple train stations. It sits within catchment for highly regarded schools including Earls Hall Primary School and Chase High School, with local grammar schools such as Southend High School for Boys also nearby.

## **Five/Six Bedroom Semi-Detached House**

### **Entrance Hall**

15'9 x 5'5 (4.80m x 1.65m)

### **Lounge**

15'3 x 11'1 (4.65m x 3.38m)

### **Dining Room**

12'10 x 9'11 (3.91m x 3.02m)

### **Family Room**

22'0 x 10'10 (6.71m x 3.30m)







## Kitchen

13'5 x 9'9 (4.09m x 2.97m)

## Snug

9'5 x 5'5 (2.87m x 1.65m)

Could be used as a guest bedroom, playroom or home office.

## Shower Room

9'6>5'12 x 5'10 (2.90m>1.52m x 1.78m)

## First Floor Landing

## Bedroom One

15'4 x 8'8 (4.67m x 2.64m)

## Bedroom Two

9'5 x 8'8 (2.87m x 2.64m)

## Bedroom Five

7'0 x 6'0 (2.13m x 1.83m)

## Bathroom

## Second Floor Flat

## Bedroom Three

11'10 x 10'5 (3.61m x 3.18m)

## Bedroom Four

13'9 x 7'10 (4.19m x 2.39m)

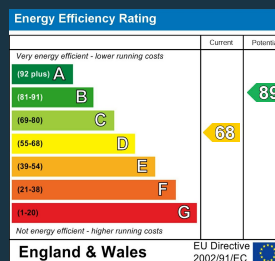
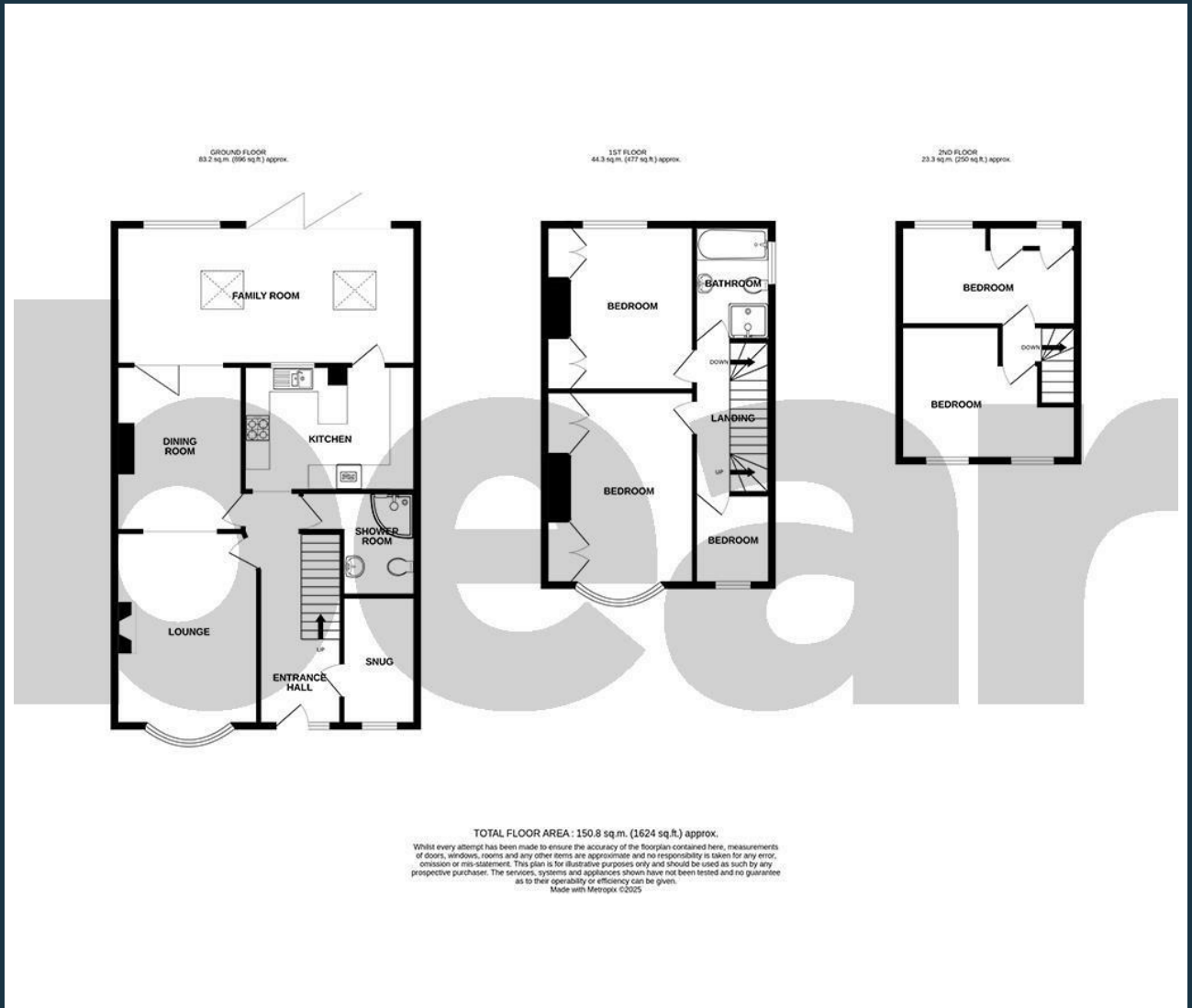
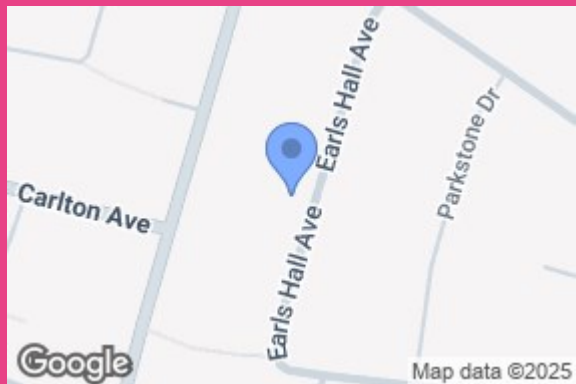
## West Facing Garden

## Garden Cabin

18'8 x 12'5 (5.69m x 3.78m)

## Off-Street Parking





204 Woodgrange Drive  
Southend-on-Sea  
Essex  
SS1 2SJ  
01702 811211  
info@bearestateagents.co.uk  
<https://www.bearestateagents.co.uk>