

2 Bedroom End Terrace For Sale - **£285,000**

Chestnut Grove Southend-On-Sea SS2 5HG



KEY FEATURES

- Double Glazed Windows
- Gas Central Heating
- Two Double Bedrooms
- Potential for Off Street Parking
- Modern Kitchen
- Modern Bedroom
- Immaculate Decorative Order
- Large Rear Garden
- Local to Popular Travel Routes
- No Onward Chain

Description

Charmingly Modern Family Home! Complete with two double bedrooms and a large garden, this property is enviable for its abundance of natural light and modern refurbishment. With no onward chain and possible off street parking subject to planning permission, early viewing is strongly advised.

Accommodation

Entrance Hall 3' 4" x 3' 0" (1.02m x 0.91m)

Accessed via the front door, you are welcomed into a quaint entrance way finished with wooden flooring and painted walls. To the right of the door is the living room and to the left is a door leading to the kitchen diner, with a rising staircase ahead to the first floor.

Living Room 15' 8" x 10' 4" (4.77m x 3.15m)

Via the entrance way, you are welcomed into a spacious lounge finished with wooden flooring, painted walls and a double glazed window to the front elevation of the property, allowing natural light to illuminate throughout. Added benefits include a fitted radiator.

Kitchen Diner 15' 8" x 13' 7" (4.77m x 4.14m)

A stunningly modern, 'L' shaped kitchen diner boasting immaculate decorative order. This area comprises of both eye level and low level units, with space to house amenities such as a dual basin sink, an inset electric hob with oven beneath and extractor above. Finished with marble effect worktops, tiled flooring and matching tiled splashback. Towards rear of the kitchen is ample space for a dining table and chairs as well as a double glazed door to the rear garden and a wooden paneled door to the bathroom.

Family Bathroom 5' 5" x 6' 8" (1.65m x 2.03m)

Accessed via the kitchen diner is a modern bathroom in immaculate decorative order. This suite is comprised of a paneled bath with a wall mounted shower, wide set basin with vanity unit and a low level W/C. Finished with tiled flooring, tiled splashback and painted walls, this suite boasts added benefits such as a double glazed obscure window to the side elevation of the property and a fitted radiator.

Bedroom One 16' 3" x 10' 7" (4.95m x 3.22m)

Large double bedroom finished with wooden flooring, painted walls and boasting added benefits such as a large double glazed window to the front elevation of the property as well as a secondary window to the side elevation and a fitted radiator.

Bedroom Two 15' 6" x 9' 9" (4.72m x 2.97m)

Double bedroom finished with wooden flooring, painted walls, and boasting added benefits such as a large double glazed window overlooking the garden to the rear of the property.

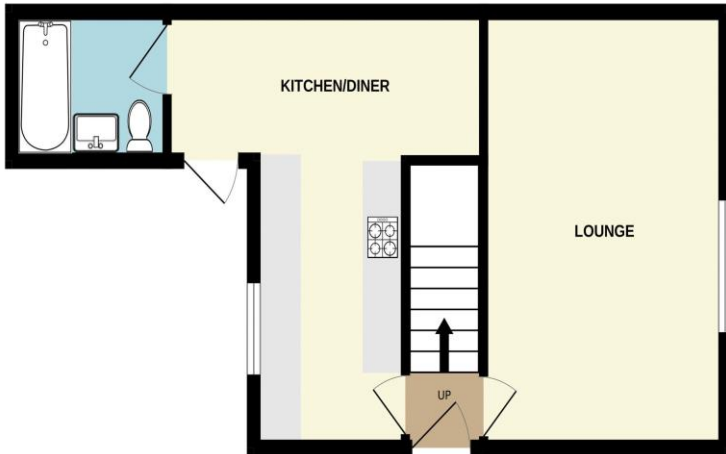
Rear Garden

Accessed via the kitchen diner, there is a large garden that is mainly laid to lawn, with a concrete patio outlining the rear of the property. Offering a sheltered pergola with an accompanying seating area and side access via a wooden gate to the front of the property.



Floorplan

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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EPC Graph & Additional Information

Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C		
55-68	D		
39-54	E	49 E	
21-38	F		
1-20	G		

Tax Band for this property is: **B**
 EPC rating for this property is: **E**
 Tenure of the property is: **Freehold**



Disclaimer

Whilst every effort is made to ensure that the information provided in these particulars is accurate, customers should view such information, including descriptions, room sizes & photos, purely as a guide and should not be relied upon. All appliances are untested. Items shown in the photos are not necessarily included with the property.