

**149 Daws Heath Road
Rayleigh, SS6 7QT
£460,000**

- Sought after Location
- Many Character Features
- 3 Bedrooms ,
- Spacious Open Plan Kitchen-Diner
- Delightful Lounge
- Modern Bathroom
- Secluded Garden
- Off Road Parking
- Easy Access to High Street & Station
- No Onward Chain

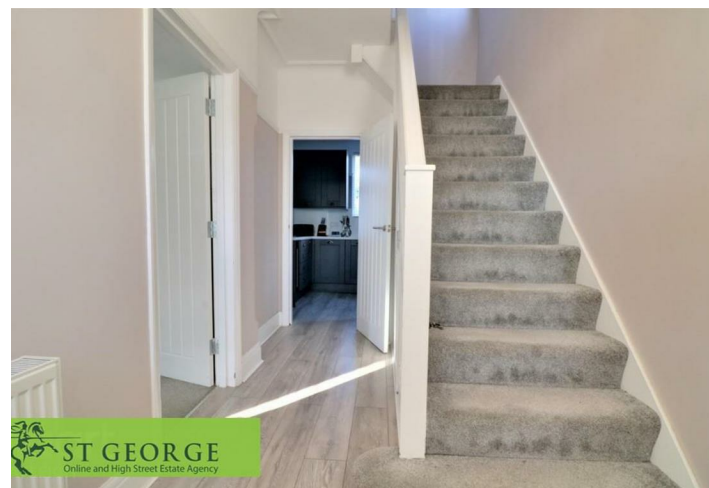


12-14 Berrys Arcade
High Street
Rayleigh
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
	85		
	40		

England & Wales EU Directive 2002/91/EC



****** CHARECTER 3 BEDROOM FAMILY HOME CLOSE TO HIGH STREET ******

Prime location of Rayleigh being close to local schools & within walking distance of Rayleigh High Street & Station

The property has been improved and benefits 3 bedrooms, modern bathroom, spacious lounge & open plan kitchen/diner, externally the property enjoys a secluded rear garden and ample off road parking and potential to extend at the rear (subject to planning).

ACCOMMODATION

RECEPTION HALL

Laminate flooring, double glazed window to front, stairs to first floor with storage cupboards below, radiator, power points,

LOUNGE 15'2 x 12'2 (4.62m x 3.71m)

UPVC double glazed bay window to front, dado rail, coving, radiator, power & Tv points,

OPEN PLAN KITCHEN/DINER 19' x 12' (5.79m x 3.66m)

UPVC double glazed French doors & windows to rear with further door to side, fitted with a quality range of light grey eye level & base level units, with complimentary quartz effect worktops incorporating a breakfast bar, sink drainer, and inset ceramic hob, Bosc oven & extractor fan, integrated dish washer, pantry cupboard with plumbing for washing machine, laminate flooring, radiator, power points, wall mounted combination boiler,

LANDING

Double glazed lead lite window to side, access to loft space, dado rail, power points.

BEDROOM 1 15' x 11'7 (4.57m x 3.53m)

UPVC double glazed bay window to front, fitted cupboards, radiator, power points.

BEDROOM 2 12'5 x 11'7 (3.78m x 3.53m)

UPVC double glazed window to rear, fitted storage cupboards, radiator, power points, dado rail

BEDROOM 3 8'6 x 6'6 (2.59m x 1.98m)

Feature UPVC double glazed window to front, radiator, power points, dado rail,

BATHROOM

UPVC double glazed window to rear, modern white suite comprising, panelled bath with glazed door & shower over, low level wc, wash hand basin, fully tiled and complimentary tiled floor, spot lighting, heated towel rail

OUTSIDE

FRONT GARDEN

Block paved drive providing parking for two cars, lawn area and feature tree, access to rear garden

REAR GARDEN

A secluded garden with established evergreen shrub borders, extensive lawn, lighting & tap,