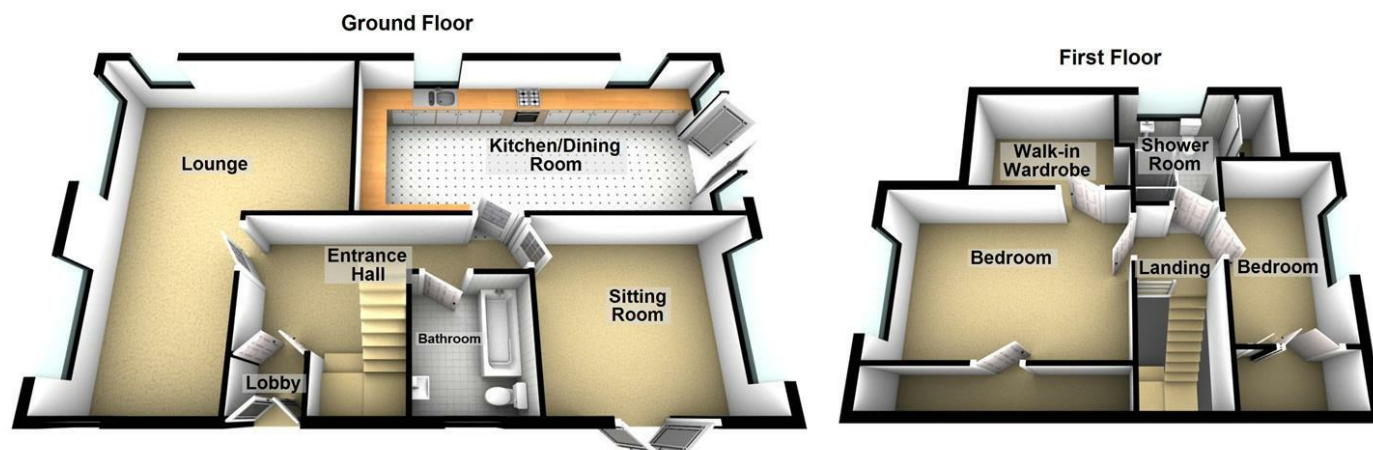




**155 Johnstone Road
Thorpe Bay, SS1 3NG
£550,000**

- Easy Access To Seafront & Station
- 2/3 Bedrooms
- 2 Bathrooms
- 23' Kitchen/Breakfast Room
- 2 Reception Rooms
- Detached Double Garage & Parking for 2 Cars
- Secluded Garden
- Bold Corner Plot
- Immaculate Throughout
- Sought After Location

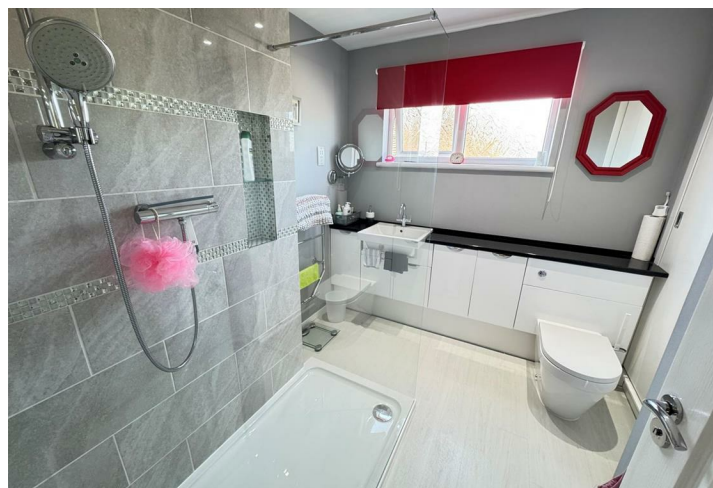


**12-14 Berrys Arcade
High Street
Rayleigh
SS6 7EF**

**Tel: 01268 770728
info@stgeorgehomes.co.uk
www.stgeorgehomes.co.uk**

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			83
(81-91) B			
(69-80) C			
(55-68) D		68	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(81-91) A			
(69-80) B			
(55-68) C			
(39-54) D			
(21-38) E			
(1-20) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



IMMACULATE 2/3 BEDROOM DETACHED HOME WITH DOUBLE GARAGE & AMPLE PARKING
St George Homes are delighted to present this beautifully maintained and deceptively spacious detached residence, a true credit to the current owners.

Offering extended accommodation, the ground floor features a welcoming reception hall, a bright and airy lounge with expansive windows that flood the space with natural light, a stylish ground floor bathroom, a versatile third bedroom or additional sitting room, and an impressive 23' kitchen/diner — perfect for modern family living or entertaining.

Upstairs, you'll find two well-proportioned bedrooms. The principal bedroom boasts a walk-in wardrobe, and the superb shower room adds a luxurious touch.

Outside, the property enjoys generous gardens to both the front and rear, with ample private parking to the rear and a detached double garage providing additional convenience and storage.

Ideally located, this charming home is just a short stroll to the sought-after Broadway shops and mainline station, with Thorpe Bay seafront only minutes away!

ACCOMMODATION

ENTRY PORCH

UPVC double opening doors to, spot lighting, double doors to,

RECEPTION HALL

UPVC double glazed window to side, stairs to first floor with under stair cupboard, parquet flooring, radiator, power points,

LOUNGE 22' x 16'7 max (6.71m x 5.05m max)

UPVC double glazed windows to front & both side elevations, feature fireplace with tiled hearth & inset, parquet flooring, radiator, power & Tv points

SITTING/BEDROOM 3 11'1 x 10'6 (3.38m x 3.20m)

UPVC double glazed window to rear & French doors to side patio, parquet flooring, radiator, power & Tv points

GROUND FLOOR BATHROOM

UPVC double glazed window to side, quality white suite comprising over sized bath with thermostatic controlled shower over, glazed screen & mixer taps, low level wc, vanity wash hand basin with storage below, part tiled walls, heated towel rail, spot lighting, extractor fan

KITCHEN/DINER 23'8 x 11'1 (7.21m x 3.38m)

UPVC double glazed windows to side with further French doors & side windows overlooking the rear garden, roof light window, extensive range of maple eye level & base level units with contrasting work tops incorporating a 1.5 sink drainer with mixer taps, induction hob & extractor hood above, double oven, integrated dishwasher & freezer, plumbing for washing machine, space for tumble dryer & fridge, worktop lighting, spot lighting, radiator, power points,

FIRST FLOOR LANDING

BEDROOM 1 15'6 x 10'9 (4.72m x 3.28m)

UPVC double glazed window to front, eves storage, radiator, power points,

WALK IN WARDROBE 9'1 x 6'3 (2.77m x 1.91m)

Fitted shelving & hanging rails, lighting, power points, additional eves storage

BEDROOM 2 10'8 x 7' (3.25m x 2.13m)

UPVC double glazed window to rear, fitted wardrobes, radiator, power points,

CONTEMPORARY SHOWER ROOM

UPVC double glazed window to side, luxury white suite comprising large walk in shower with glazed fitted screen, low level wc, vanity wash hand basin with storage below, spot lighting, extractor fan airing/boiler cupboard with wall mounted combination boiler, shaver point,

OUTSIDE

REAR GARDEN

A delightful garden with pathways leading to access to front & side patio with fitted BBQ, lawn area having raised flower & shrub beds, lighting & tap, to the rear of the property are large sliding gate leading to parking & garage,

FRONT GARDEN

Neatly laid to lawn with shrub beds & retaining boundary walls

PARKING & GARAGE

Large sliding gates lead to parking for two cars and access to garage

DOUBLE GARAGE: 18'4 X 23' reducing to 16'1 electric up & over door to front and further door to side, lighting & power points,