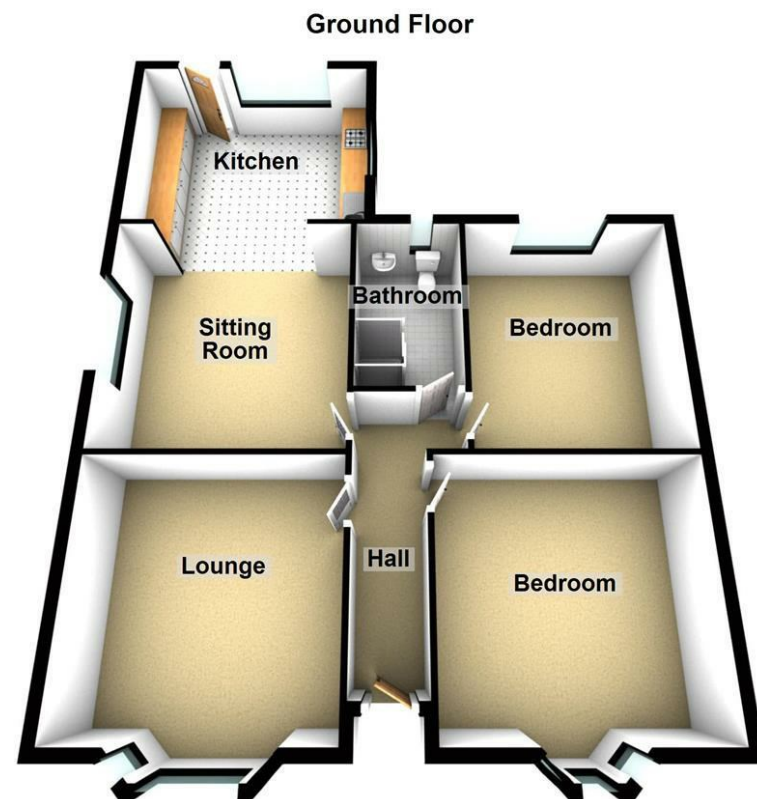




**20 Danbury Road
Rayleigh, SS6 9BG
Guide price £360,000**

- 2 Bedrooms
- 2 Reception Rooms
- Kitchen/Breakfast Room
- Shower Room
- Own Drive & Garage
- Approx 50' Garden
- Double Glazing & Gas Central Heating
- Good Room Proportions
- Close to Station & Shops
- No Onward Chain



**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			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales			76
		30	
		EU Directive 2002/91/EC	

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



**** SPACIOUS 2 BEDROOM 2 RECEPTION ROOM SEMI DETACHEED BUNGALOW ****
Guide Price £360,000 to £365,000
An ideal opportunity to purchase this spacious semi detached, 2 bedroom, 2 reception room bungalow with much scope to extend and improve. It offers well proportioned accommodation including a lounge, kitchen/sitting room, 2 double bedrooms, modern shower room, double glazing, gas central heating. Externally the property has ample parking, a detached garage, and 50' rear garden.
Situated in a most popular location within a short walk of local shops and Rayleigh Station with bus routes to High Street are also close by.
The property is being offered with no onward chain.

GARAGE

Up and over door to front, lighting & power points,

ACCOMMODATION

RECEPTION HALL

Access to loft space, power points

LOUNGE 15'8 x 13'5 (4.78m x 4.09m)

Double glazed bay window to front, feature fireplace with electric fire & raised hearth, radiator, power & Tv points, wall lights

KITCHEN/SITTING ROOM 25' x 13'6 (7.62m x 4.11m)

SITTING AREA: 13'5 X 13'4

Double glazed window to side, gas fire with back boiler, airing cupboard, radiator, power & Tv points, open way to:

KITCHEN AREA: 14'2 X 10'9

Double glazed windows to rear & side elevations with a further door to garden, fitted eye level & base level units, rolled edge worktops with inset stainless steel sink-drainer, space for cooker, plumbing for washing machine, power points,

BEDROOM 1 13'9 x 13'2 (4.19m x 4.01m)

Double glazed bay window to front, radiator, power points,

BEDROOM 2 13'4 x 11'9 (4.06m x 3.58m)

Double glazed window to rear, radiator, power points,

SHOWER ROOM

Double glazed window to rear, fitted with a modern white suite comprising a large shower cubicle with glazed surround, low level wc, wash hand basin, fully tiled walls, radiator,

OUTSIDE

REAR GARDEN 50' (15.24m)

A delightful garden with patio area, lawn, shrub beds, timber shed, access to side drive and garage

FRONT GARDEN

Mainly paved providing parking and access to side & garage