

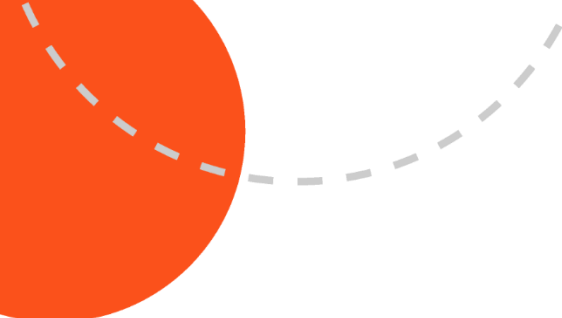


29 Nelson Road, Rochford, Essex, SS4 3EJ

Four Bedroom Link Detached House / Price: £475,000 / Tel: 01702 207720







Take a look at this enormous **four bedroom** house which will satisfy the demands of the family life with plenty of rooms for socialising and sleep over three floors. The ground floor space consists of a fabulous open plan kitchen with utility area and orangery, a lounge with a bay window and fire surround providing access to a dining room and then a double-glazed conservatory and a ground floor cloakroom. The bedrooms are set over two floors with a family bathroom and two en-suite shower rooms. Outside, the garden has artificial grass for all year around use and block paved parking for vehicles.

Location wise you are very close to schools, green spaces for leisure and shopping areas at Golden Cross and indeed the market square at Rochford. Two train stations are a short car journey away as is Southend Airport.

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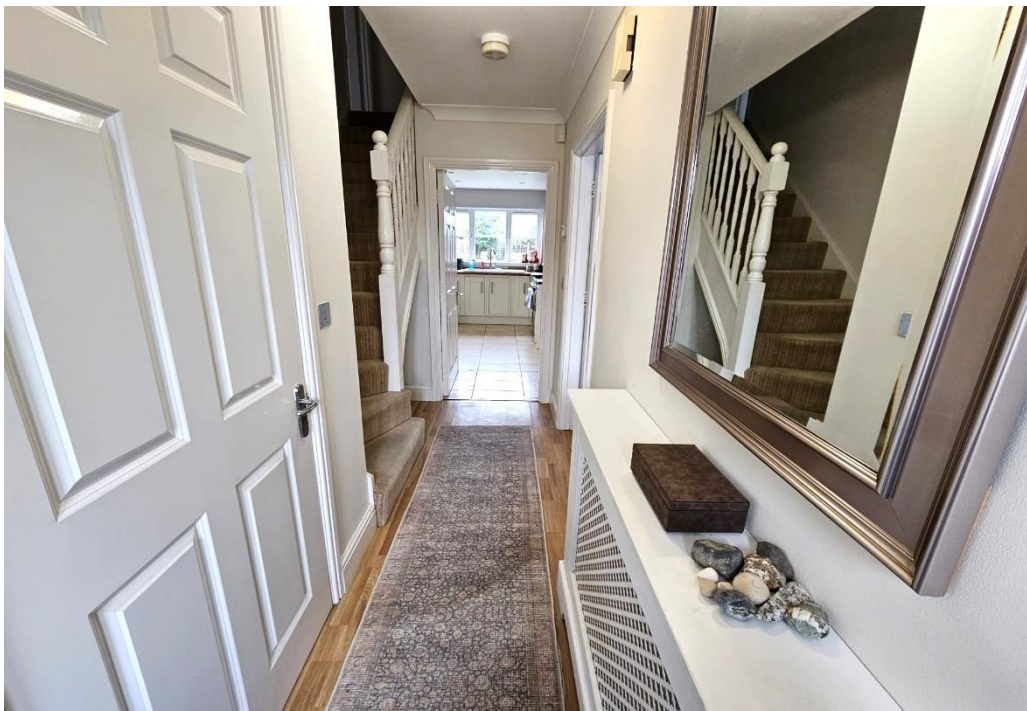
A space to call home.



TOTAL FLOOR AREA : 1792 sq.ft. (166.5 sq.m.) approx.

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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Highlights

- / Large Four Bedroom Family Home
- / Rooms Set Over Three Floors
- / Bright Open Plan Kitchen & Orangery
- / Lounge with Bay Window
- / Dining Room & Conservatory
- / Ground Floor Cloakroom
- / Family Bathroom
- / Two En-Suite Shower Rooms
- / Block Paved Parking
- / Landscaped Rear Garden with Artificial Lawn



Double glazed entrance door leading to:

Entrance Hall /

Wood floor covering, coved and plastered ceiling, staircase with fitted carpet to first floor, radiator, power points, white doors off:

Ground Floor Cloakroom /

7'1 x 2'9

White suite comprising of toilet and sink unit with mixer tap, chrome towel radiator, plastered ceiling, double glazed window, floor tiles.

Lounge /

15'9 x 11'3

Bay window to front aspect, coved and plastered ceiling, two radiators, wood floor covering, feature fireplace, power points, double opening doors leading through to:

Dining Room /

10'8 x 9'2

Coved and plastered ceiling, radiator, power points, wood floor covering, double doors leading to:

Conservatory /

12' x 10'

Clear roof and double glazed windows overlooking the garden, power points, double doors.





Open Plan Kitchen/Orangery /

13'7 x 8'3 + 24'5 x 8'6 + 6'2 x 3'2

Fitted at both eye and base level in range of modern units with wood work surface over, appliance space for oversize refrigerator, space for range cooker, wall mounted extraction fan, ceramic sink unit with mixer tap, integrated dishwasher, plastered ceiling with spotlights, double glazed windows to rear aspect and doors to garden, breakfast bar area with space for bar stools, space for dining table, access to utility area with appliance space for washing machine, dryer and fridge, clear roof to orangery area, power points, tiled floor, wall mounted radiator.

Galleried Landing /

Wood floor covering, coved and plastered ceiling, power points, staircase to second floor, white wood doors off:

Bedroom Two /

13'6 X 11'4

Double glazed window, radiator, fitted carpet, coved and plastered ceiling, power points, access to:

En-Suite Shower Room /

6'3 X 5'4

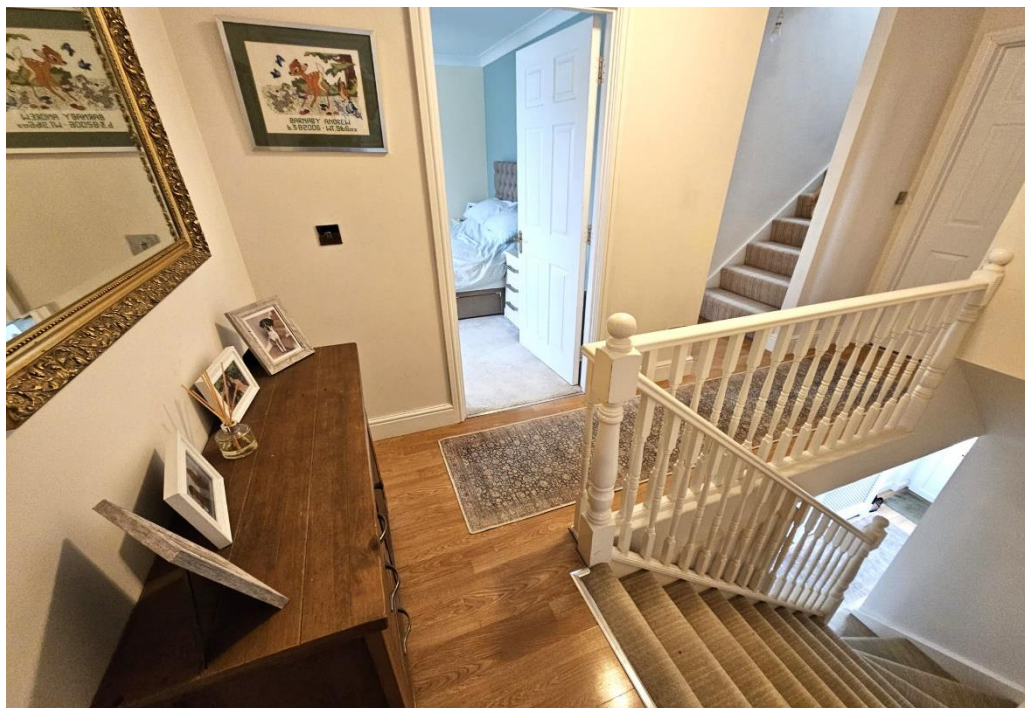
Stylish suite comprising of glass cubicle with integrated shower unit, toilet and vanity unit with sink and mixer tap, tiled walls and floor, plastered ceiling with inset spotlights, double glazed window.

Bedroom Three /

11'2 X 11'6

Double glazed window, wood floor covering, storage cupboard, coved and plastered ceiling, radiator, power points.





Bedroom Four /

13'1 X 9'1

Double glazed window, wood floor covering, coved and plastered ceiling, power points, storage cupboard.

Bathroom /

7'1 X 5'6

Suite comprising of bath with hand held shower attachment, pedestal wash hand basin and toilet, floor covering, tiled walls, shaver point, double glazed window, plastered ceiling.

Second Floor /

Bedroom One /

12'3 X 12'1

Three double glazed windows, radiator, plastered ceiling, wood floor covering, power points, eaves storage cupboards, access to:

En-Suite Shower Room /

9'5 X 4'3

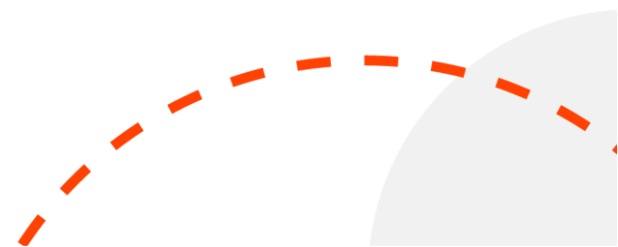
Stylish suite comprising of glass cubicle with integrated shower unit, vanity unit with sink top and mixer tap and tiler, tiled walls and floor, double glazed window, plastered ceiling with spotlights.

Front Garden /

Block paved parking area for vehicles, canopied porch, outside light, natural hedge border, access to store.

Rear Garden /

Landscaped rear garden with patio area to the immediate rear of the property, water tap, artificial lawn, outside lights, secure fence boundaries.







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The Consumer Protection from Unfair Trading Regulations 2008 (CPRs).

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

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