



28 Norwich Crescent, Rayleigh, Essex, SS6 9QR

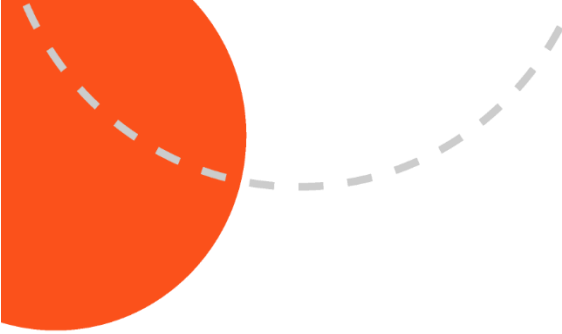
Three Bedroom Family House / Guide Price: £360,000 - £370,000 / Tel: 01702 207720

**amos**





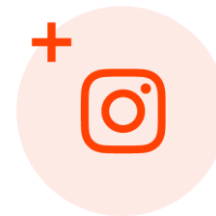


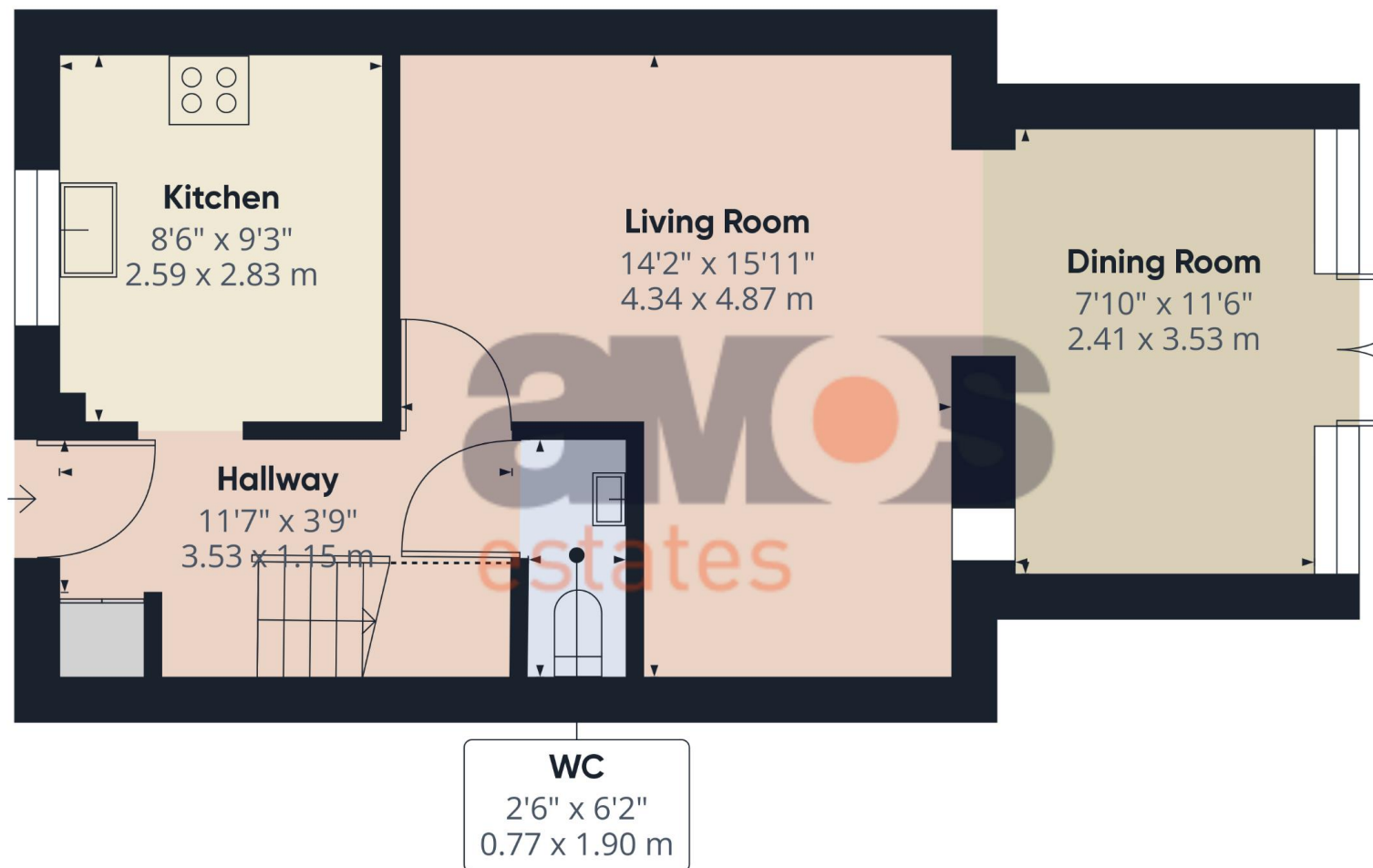


Take a look at this attractive **three bedroom** family house which features a good size lounge leading onto a spacious dining room which overlooks the rear garden, a fitted kitchen and a useful ground floor cloakroom on the ground floor. Upstairs you will find the three bedrooms with a family bathroom. The rear garden is of a good size and well maintained. You will also find parking area to the front of the property and a private garage to the rear of the property.

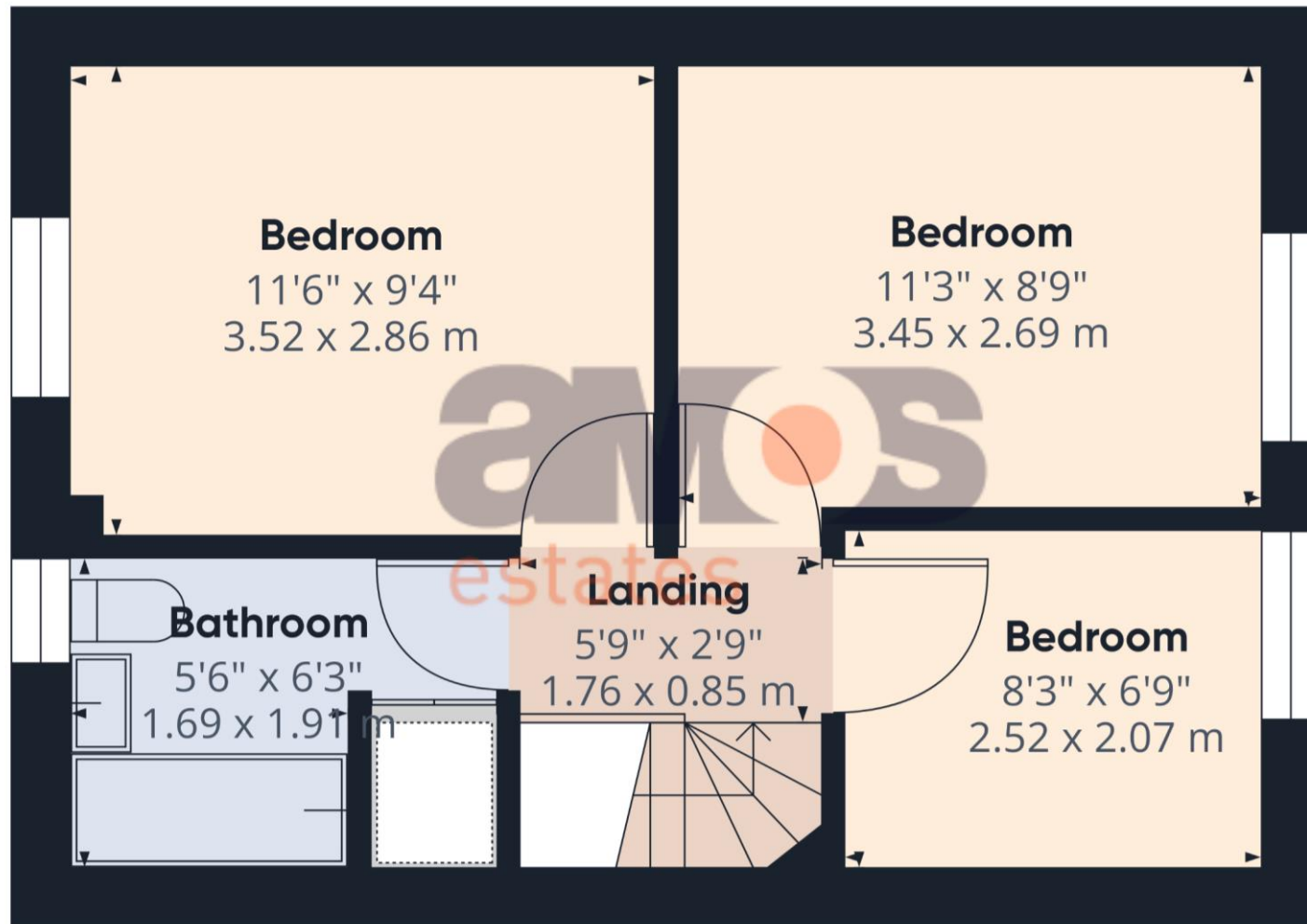
Norwich Crescent is nestled in a highly sought after quiet cul-de-sac. The property is located very close to Sweyne park, local shops and major stores plus transport links to surrounding areas with easy access to the A127, A13 and A12. We have produced a **360' virtual tour** to showcase this lovely home, take a look and quickly book an appointment to view.

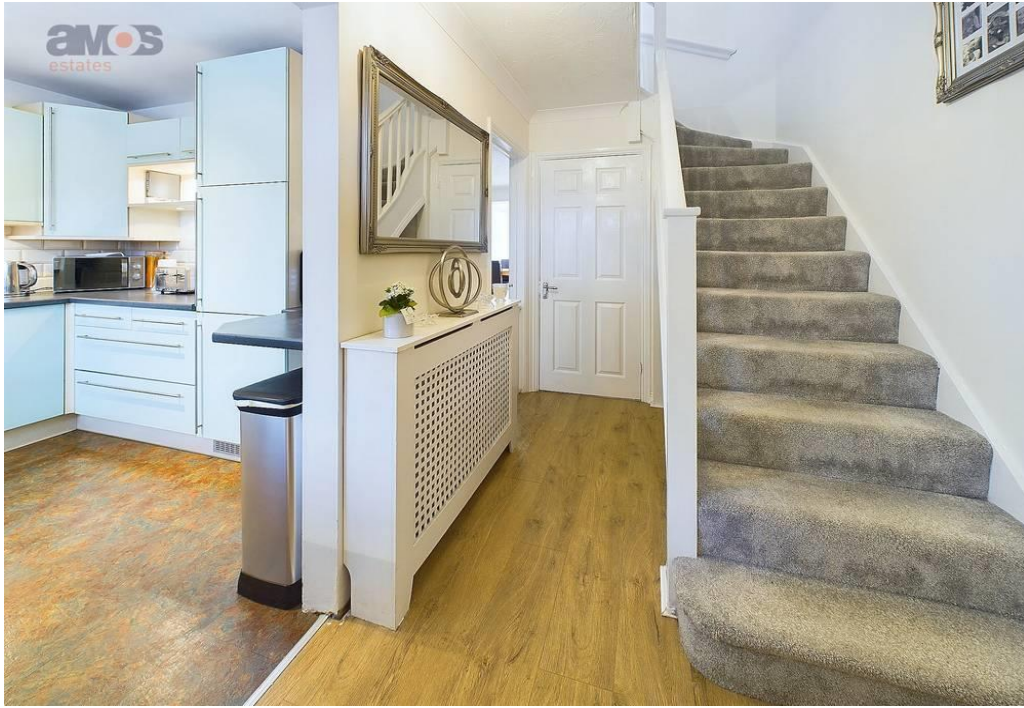
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## Highlights

/ Attractive Family Home

/ Three Bedrooms

/ Good Sized Lounge

/ Ground Floor Cloakroom

/ Open Plan Dining Room

/ Fitted Kitchen

/ Parking Space & Garage

/ EPC Rating: D

/ 360' Virtual Tour Available







## Entrance Hall /

11'7 x 3'9

Wood effect floor covering, textured coved ceiling, radiator, staircase with fitted carpet and white balustrade to first floor living space, storage cupboard, power points, doors leading off:

## Ground Floor Cloakroom /

6'2 x 2'6

Two piece suite comprising of wall mounted hand wash basin with mixer tap, low level w/c, wood effect floor covering, part tiled walls, textured ceiling, radiator.

## Kitchen /

9'3 x 8'6

Fitted at both eye and base level in a range of modern units with working surface over, integrated fridge/freezer, space for washing machine and dishwasher, stainless steel sink with drainer and mixer tap, integrated oven with five ring gas hob and extractor fan above, part tiled walls and tiled flooring, smooth plastered ceiling, double glazed window to front aspect, power points.

## Lounge /

15'11 x 14'2

Wood effect floor covering, textured ceiling, radiator, power points, open plan access to dining room:

## Dining Room /

11'6 x 7'10

Smooth plastered ceiling with integrated spotlights, tiled flooring, double glazed French doors with further double-glazed windows to rear aspect, power points, radiator.





### **Galleried Landing/**

**5'9 x 2'9**

White wood balustrade, textured ceiling, fitted carpet, loft access, wood doors leading off:

### **Bedroom One /**

**11'6 x 9'4**

Double glazed window to front aspect, fitted carpet, textured ceiling, radiator, power points.

### **Bedroom Two /**

**11'3 x 8'9**

Double glazed window to rear aspect, fitted carpet, textured ceiling, radiator, power points.

### **Bedroom Three /**

**8'3 x 6'9**

Double glazed window to rear aspect, wood effect floor covering, textured ceiling, radiator, power points.

### **Bathroom/**

**6'3 x 5'3**

Three piece suite comprising of vanity unit with sink top and mixer tap, low level w/c, integrated bath with fitted shower unit, wood effect floor covering, double glazed window to rear aspect, part tiled walls, smooth plastered ceiling, heated towel rail, storage cupboard, mirrored storage cupboard.

### **Rear Garden /**

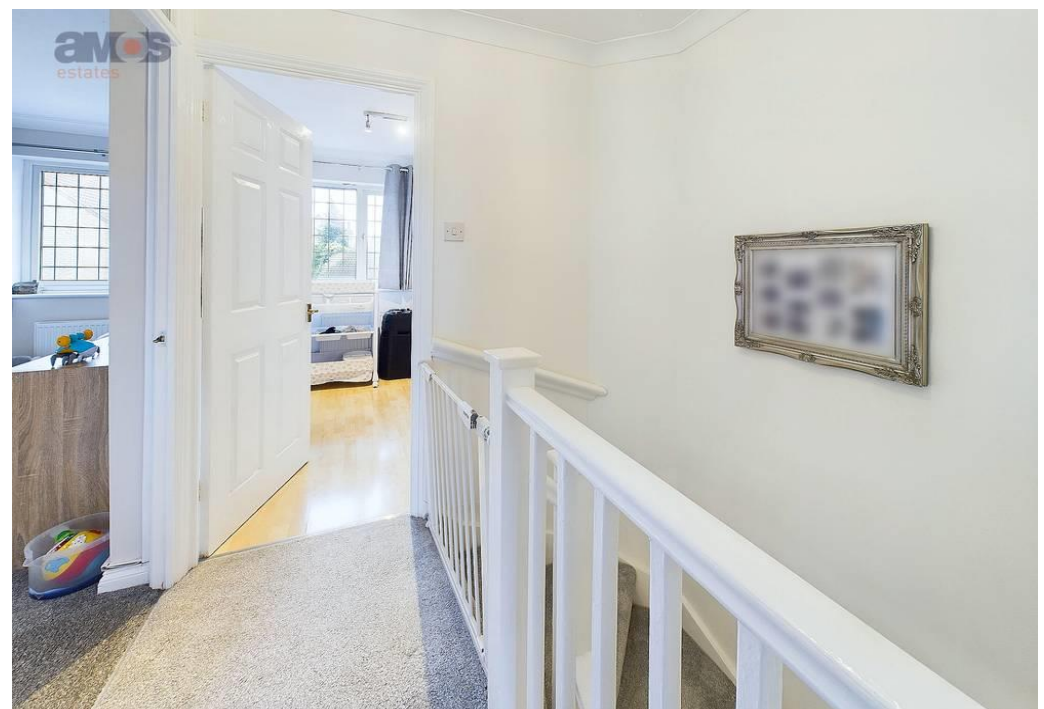
Tiled patio to immediate rear of property which follows round to rear of garden, lawn area, outside lighting, secure fence boundaries, back gate providing rear aspect.

### **Front Garden /**

Shingle area to front of property providing space for one vehicle, paved patio to entrance door, private garage to rear property.

### **Garage /**

Up and over door.











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Should you arrange a Mortgage through our recommended mortgage advisor, again of which there is no obligation we will receive a commission fee. The amount of commission will depend on the size of the loan and any associated products that you decide to take.

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

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