



## 15 The Platters

Rainham, ME8 0DJ

Offers in excess of £565,000



A vastly extended family home boasting attractive kerb appeal with flexible and versatile accommodation. Downstairs offers a handy utility room, W/C, separate living room, family room and bedroom 5/study which is ideal if you work from home. The modern, light and open plan kitchen/dining area makes a great space to entertain friends and family. Upstairs comprises of 4 bedrooms, the master with en-suite, and family bathroom.

The low maintenance rear garden is wider than average measuring approximately 56' and is north westerly facing. There is plenty of parking to the front with the 'in and out' driveway providing parking for numerous cars. This lovely detached house is positioned on a corner plot allowing the potential for further extension (STPP).

The location is close by for easy motorway access, both primary and secondary schools and Tesco Super store. Must be viewed!



## In And Out Driveway

Door To:

## Hallway

## Downstairs W.C

6'10 x 2'10 (2.08m x 0.86m)

## Lounge

17' x 13'2 (5.18m x 4.01m)

## Kitchen/Diner

22'4 x 12'1 (6.81m x 3.68m)

## Utility Room

7'10 x 6'1 (2.39m x 1.85m)

## Family Room

15'2 narrowing to 10' x 8'10 (4.62m narrowing to 3.05m x 2.69m)

## Bedroom 5/Study

15'7 x 7'10 (4.75m x 2.39m)

## Stairs Up From Hallway

## Landing

## Bedroom 1

11'9 x 9'6 (3.58m x 2.90m)

## En-Suite

8'5 x 3'6 (2.57m x 1.07m)

## Bedroom 2

10'9 max x 9'6 (3.28m max x 2.90m)

## Bedroom 3

13'2 narrowing to 7'5 max x 6'10 (4.01m narrowing to 2.26m max x 2.08m)

## Bedroom 4

7'7 x 7' (2.31m x 2.13m)

## Bathroom

9'6 x 6'9 max (2.90m x 2.06m max)

## Garden

56'3 x 28'8 narrowing to 23'2 (17.15m x 8.74m narrowing to 7.06m )

## Garage

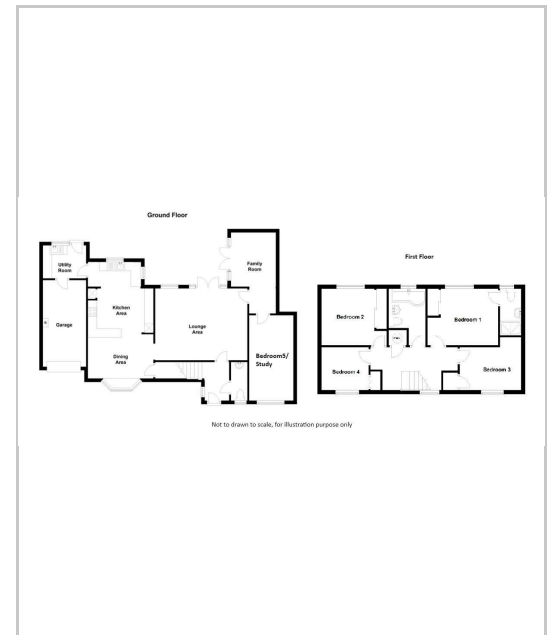
16'4 x 8'7 (4.98m x 2.62m)

## In And Out Driveway

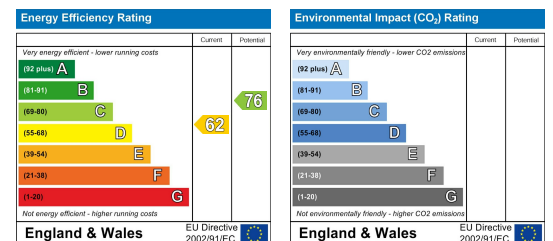
## Area Map



## Floor Plans



## Energy Efficiency Graph



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