



Boasting character and charm, this extended family home spans three levels, offering ample space for comfortable living. Step inside to find an L shaped hallway opening to a fully fitted kitchen family room, complete with a stylish center island and bi-folding doors that lead out to the enchanting rear garden. Imagine hosting gatherings or simply enjoying a peaceful morning coffee in this lovely space. Ascend to the top floor to discover the luxurious master bedroom suite, featuring an en-suite shower room, a dressing area, and breathtaking sea views. What a perfect retreat to unwind after a long day. With two additional en-suites, a family bathroom, and a convenient downstairs WC, this home caters to both comfort and practicality. The separate utility room and garage storage offer added convenience for modern living. Situated in the sought-after 'Marine Estate', this property is ideally located within walking distance to Leigh Station, the vibrant Broadway, and the historic Old Town. Embrace the coastal lifestyle with ease and convenience right at your doorstep. Don't miss this opportunity to make this house your home and experience the best of Leigh-on-Sea living.

- Large semi detached family home with in and out driveway
- Welcoming L-shaped reception hallway
- Impressive kitchen family room
- Bedroom five/Study with front balcony
- Walking distance to Leigh Station, Broadway and Old Town
- 5 bedrooms, 3 bathrooms and downstairs WC
- Accommodation over 3 floors with top floor sea views from master bed
- Separate utility room and garage storage space
- Landscaped rear garden
- Catchment for West Leigh Junior School and Belfair's Academy

Thames Drive

Leigh-on-Sea

£800,000

Offers Over



Thames Drive



Frontage

In and out driveway, access to garage storage, side access to rear garden, access to:

'L' Hallway

Composite entrance door to front, feature led light stained glass window to the side aspect, smooth coved ceiling with a pendant light, carpeted stairs to the first floor with understairs storage, tiled flooring, radiator.

Front Lounge

16'5" x 12'0"
Coved ceiling stained glass bay window to front aspect, feature leadlight stained glass window to side aspect, feature fireplace with a wooden surround, two radiators, carpet.

Utility Room

12'4" x 7'10"
Smooth ceiling, square edge wooden worktop with space tumble dryer, washing machine and wine cooler, vanity unit wash basin with a tiled splash back, shelving and vinyl flooring, radiator.

Integral Garage Storage

7'11" x 5'9"
Power concrete floor, electric up and over garage door, door to the rear leading to utility area.

Downstairs W/C

4'3" x 2'10"
Smooth ceiling with inset spotlighting, obscured double glazed window to the side aspect, low-level w/c, vanity unit wash basin, part tiled walls, tiled floor, heated towel rail.

Kitchen Family Room

22'8" x 23'7"
Aluminium floor to ceiling bi-folding doors to the rear leading out to the garden, double glazed windows to the rear overlooking the garden, double glazed French doors to the side leading out to side access, modern gloss kitchen comprises of: floor to ceiling base level units with granite worktops, Inset 1.5 sink with draining grooves, integrated Neff combination microwave, Neff double oven and a Neff grill, two Neff warming draws, Neff four ring induction hob with an extractor fan that comes out of the worktop, breakfast bar with square edge wooden table top, feature fireplace smooth ceilings with inset spotlighting, two double glazed skylight windows with blinds, vertical radiator, laminate flooring, integrated dishwasher, integrated fridge and freezer, integrated bin storage, underfloor heating.

First Floor Split Level Landing

Pendant light, carpeted stairs to the top floor, carpeted landing.

Bedroom Two

14'4" x 13'2"
Coved ceiling, leadlight windows to the rear with sea glimpses, fitted bedroom furniture including floor to ceiling wardrobes, chest of drawers, laminate flooring, radiator.

Bedroom Three

13'8" x 10'5" > 8'2" up to wardrobes
Coved ceiling with pendant light stained glass double glazed windows to front aspect, radiator, real wood flooring, door to ensuite.

En-Suite Shower Room

6'3" x 2'7"
Smooth ceiling with extractor fan and spotlights, shower cubical, vanity wash basin with tiled walls and tiled floor

Bedroom Four

10'10" x 10'3"
Double glazed leadlight window to the rear with sea glimpses, radiator, laminate flooring

Bedroom Five (Currently used as a Study)

13'6" x 7'9"
Coved ceiling, radiator, laminate flooring, double glazed leadlight window and door to the front aspect leading to the balcony area which has a wooden balustrade and artificial lawn.

Family Bathroom

9'4" x 6'6"
Smooth ceiling with inset spotlights, obscured double glazed window to the front and side aspect, contemporary bathroom suite comprising of a wall mounted vanity unit wash basin, low-level w/c, tiled bath with shower attachment and rainfall head, part tiled walls and tiled floor, heated towel rail, extractor fan and shaver point.

Second Floor Landing

Double glazed window to front aspect, carpet, door to:

Bedroom One

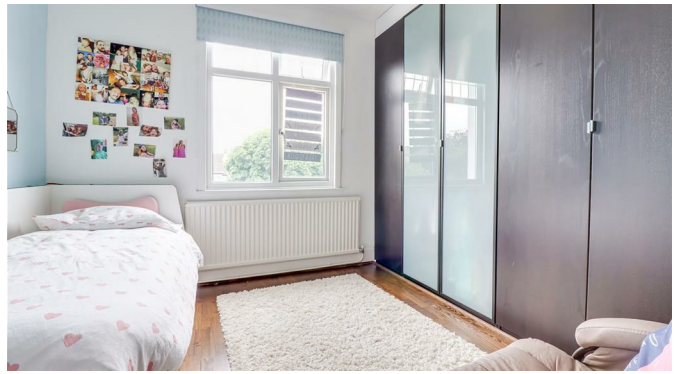
22'7" up to the eaves storage x 11'7" > 5'4"
Smooth ceiling, ample eaves storage space, double glazed windows to the rear offering stunning sea views, laminate flooring, two radiators, door too ensuite.

En-Suite Shower Room

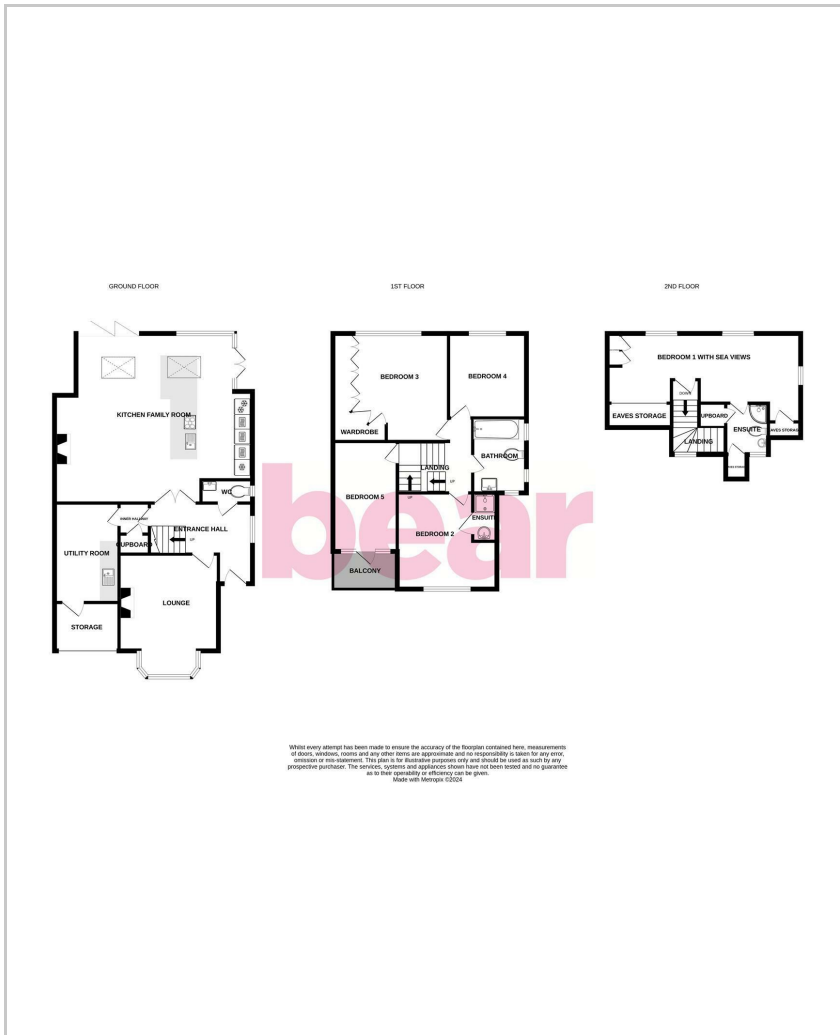
5'11" x 5'5"
Eave storage space, combined vanity unit wash basin and low-level w/c with tiled splash back, corner shower with rainfall shower head, obscured double glazed window to the front, smooth ceiling with inset spotlights, extractor fan, tiled floor,

Rear Garden

Raised decking area with remainder artificial lawn, flower and tree boarders, tiled path leading down to a raised decking area to the rear perfect for entertaining, large garden shed, outside tap and outside lighting, side access to the front driveway.



Floor Plan



Area Map



Viewing

Please contact our Leigh-on-Sea Office on 01702 887 496 if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Graph

