



* £390,000 - £420,000 * LARGE REAR EXTENSION * KITCHEN-FAMILY ROOM * RENOVATED FOUR-PIECE BATHROOM * WEST-FACING GARDEN * VERY-WELL PRESENTED THROUGHOUT * MODERN FITTED KITCHEN WITH MOVEABLE BREAKFAST BAR/ISLAND UNIT * This deceptively spacious home offers a kitchen-family room layout for the modern family, with an additional reception room and a sunny west-facing garden. The accommodation is comprised of; a welcoming entrance hall with storage, a large bay-fronted lounge, an extended kitchen-family room with a shaker style fitted kitchen to the rear, a utility cupboard and a west-facing garden. Upstairs, there are three bedrooms and a stunning, renovated four-piece family bathroom. For schooling, The Westborough School and Chase High are within catchment, with the prestigious grammar schools in very close proximity, as well as Southend University Hospital. There are amenities and bus links at the top of the road and Chalkwell Station is only a walk away for London commuters. The property is available to view now!

- Large rear extension
- Kitchen-family room layout with additional lounge
- Deceptively spacious family home
- Well-presented throughout
- Amenities and bus links at the top of the road
- West-facing garden
- Walk to Chalkwell Station for commuters
- Utilities cupboard
- Renovated four-piece family bathroom
- Within easy reach of grammar schools and Southend Hospital

Tintern Avenue

Westcliff-on-Sea

£390,000

Price Guide



Tintern Avenue



Frontage

Paved front garden with retaining wall and wrought iron gate, with an overhanging front porch and a UPVC double glazed obscured front door with sidelights leading to:

Entrance Hallway

Carpeted staircase rising to first floor landing with three storage cupboards underneath, radiator, skirting and wood effect laminate flooring.

Front Lounge

16'5" × 12'5"

UPVC double glazed bay fronted window, ceiling rose, coving, dado rail, skirting, radiator and carpet.

Kitchen

26'8" × 17'7"

UPVC double glazed rear windows and UPVC double glazed French doors to rear aspect for garden access with two skylights, access to utilities cupboard which can house a tumble dryer, two built-in storage cupboards, a recently installed shaker style kitchen with both wall-mounted and base level units comprised of; large pantry style cupboard, boiler cupboard, butler sink with brushed nickel mixer tap, real wooden worktops with tiled splashback, integrated dishwasher, integrated wine rack, space for a range cooker, extractor hood, space for a large American style fridge/freezer, integrated washing machine, movable two-seater breakfast bar/island unit, two double radiators, spotlighting, coving, skirting and wood effect laminate flooring.

Fist Floor Landing

Loft access, skirting and carpet.

Bedroom One

UPVC double glazed bay fronted window, double radiator, skirting and carpet.

Bedroom Two

12'11" × 9'10"

UPVC double glazed rear window, radiator, skirting and wood effect laminate flooring.

Bedroom Three

UPVC double glazed window to front aspect, radiator, skirting and carpet.

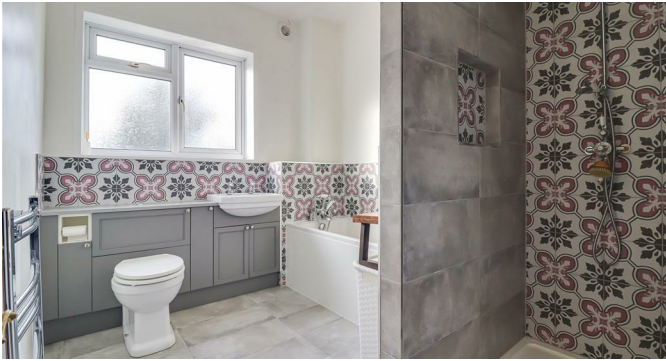
Renovated Four-Piece Family Bathroom

9'6" × 7'11"

Recently refurbished bathroom suite comprised of; obscured UPVC double glazed rear window, tiled walk-in shower with inset shelf, drencher head and secondary shower attachment, bath with shower attachment, partial wall tiling, combined vanity unit with wash basin and W/C, chrome towel radiator, spotlighting, extractor fan and a tiled floor.

Rear Garden

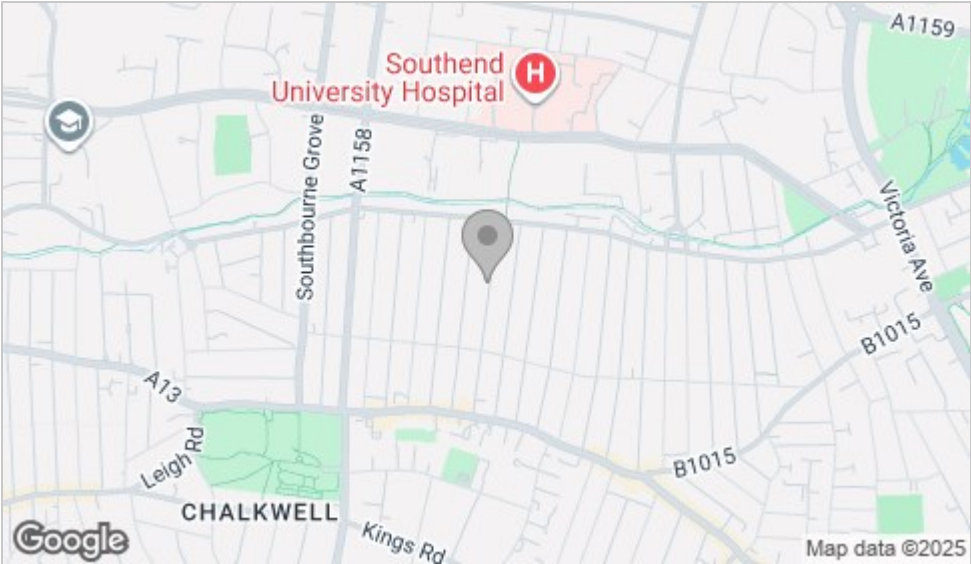
Commences with a decked seating area with the remainder mostly laid to lawn with, fencing, gated side access and a shed to remain.



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

