



* SOUTH-FACING GARDEN * PARKING * GARAGE * RENOVATED INTERIORS * WALK TO CHALKWELL STATION * CENTRAL LEIGH LOCATION * DOWNSTAIRS W/C * NO ONWARD CHAIN * SCOPE FOR REAR EXTENSION * This well-designed detached home offers not only modern practicalities and great bedroom sizes, but also parking and a desirable south-facing rear garden. The accommodation is comprised of; off-street parking with scope for more, an integral garage which could be converted s.t.p., an entrance hall with access to the downstairs WC, a front lounge which opens through to the dining room, a modern fitted kitchen, a landing space with stylish wall cladding, four very well proportioned bedrooms on the first floor with the master having built-in wardrobes, a three-piece contemporary family bathroom and finally, a sunny south-facing garden- perfect for the summer months! The location offers a walk to Chalkwell Station for London commuters and there are amenities and bus links around the corner on the London Road. Darlington and Belfairs academies are within the catchment area and the prestigious grammar schools of the borough are in very close proximity, including Westcliff High for Boys and Girls. The home has been lovingly renovated with stylish interiors and is available to view now, with no onward chain!

- Link detached house with integral garage you could convert
- No onward chain
- Renovated interiors and four spacious bedrooms
- Downstairs W/C and contemporary bathroom upstairs
- Darlington Academy and Belfairs Academy catchment
- South-facing garden with scope for rear extension
- Parking for two vehicles with room for more. EV socket ready
- Walk to Chalkwell Station
- Lounge-diner of which the kitchen could be made open-plan
- Close to local amenities and bus links

Glenbervie Drive

Leigh-On-Sea

£550,000

Price Guide



Glenbervie Drive



Parking/Frontage

Paved driveway offering parking for up to two vehicles, access to garage, side access to the rear garden, front lawn, UPVC obscured double glazed front door leading to:

Porch

Pendant light, skirting, engineered wood flooring, access to downstairs WC, door through to:

Downstairs WC

Pendant light, obscured double glazed window to the side, contemporary wall cladding, vanity unit wash basin, chrome tap and tiled splashback, low-level WC.

Lounge

14'7" x 12'11"

Pendant light, double glazed window to the front, carpeted staircase rising to first floor landing with contemporary wall cladding, two modern vertical radiators, skirting, engineered wood flooring, opening to:

Dining Room

11'1" x 8'7"

Double glazed window to the rear overlooking the garden, double glazed door to the rear opening out onto the garden, space for a six seater dining room table, modern vertical radiator, skirting, engineered wood flooring, door to:

Kitchen

10'11" x 9'1"

Double glazed windows to the rear overlooking the garden, double glazed door to the side leading out to the garden. Shaker style kitchen comprising; wall and base level units with a roll edge granite effect laminate worktops, four ring burner gas hob with an extractor over, stainless steel 1.5 sink with drainer and chrome mixer tap, space for a fridge/freezer, skirting, wood effect



laminate flooring. Structural engineer has already assessed making this open-plan.

First Floor Landing

Contemporary wall cladding, obscured double glazed windows to the side, skirting, carpet, and doors to all rooms.

Bedroom One

8'11" x 8'11"

UPVC double glazed window to front aspect, fitted wardrobes with mirrored sliding doors, radiator, skirting and carpet.

Bedroom Two

11'1" x 9'1"

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

Bedroom Three

11'1" x 8'5"

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

Bedroom Four

8'11" x 7'1"

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

Three-Piece Family Bathroom

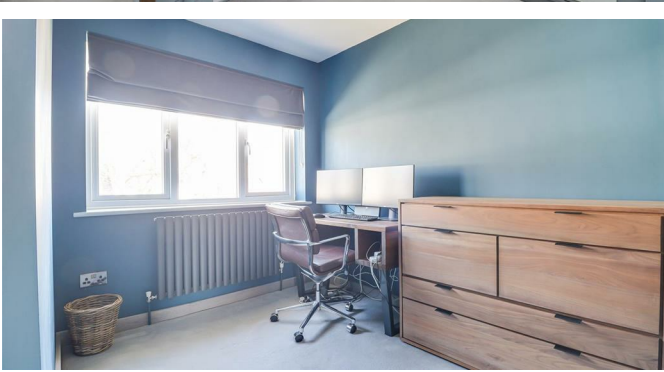
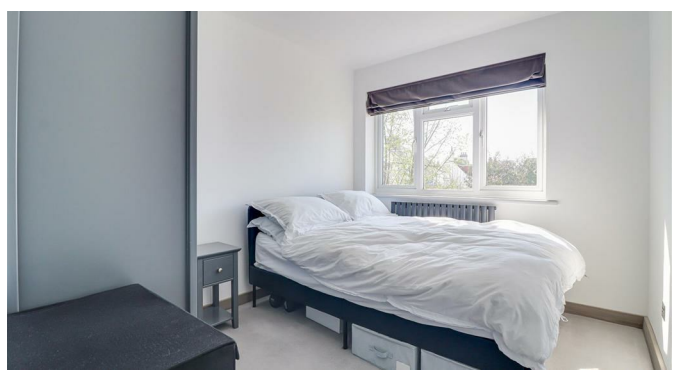
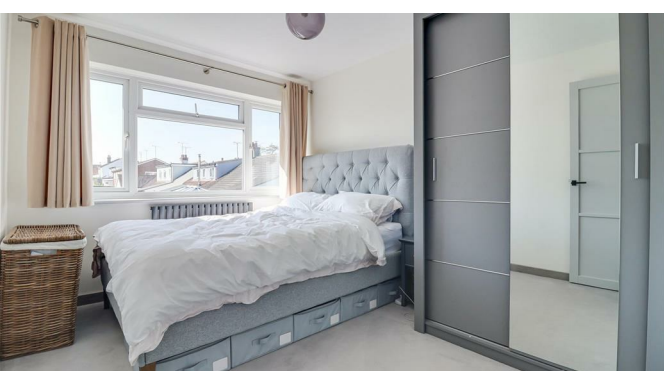
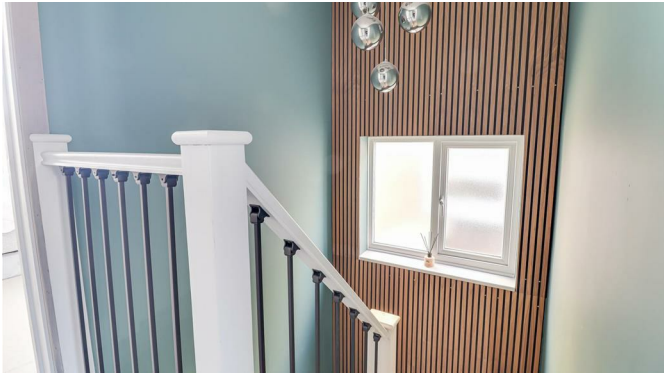
Obscured UPVC double glazed window to side aspect, contemporary freestanding bath with shower over, towel radiator, wall-hung wash basin with brass mixer tap, WC, marble effect wall, skirting, marble floor tiling.

South-Facing Garden

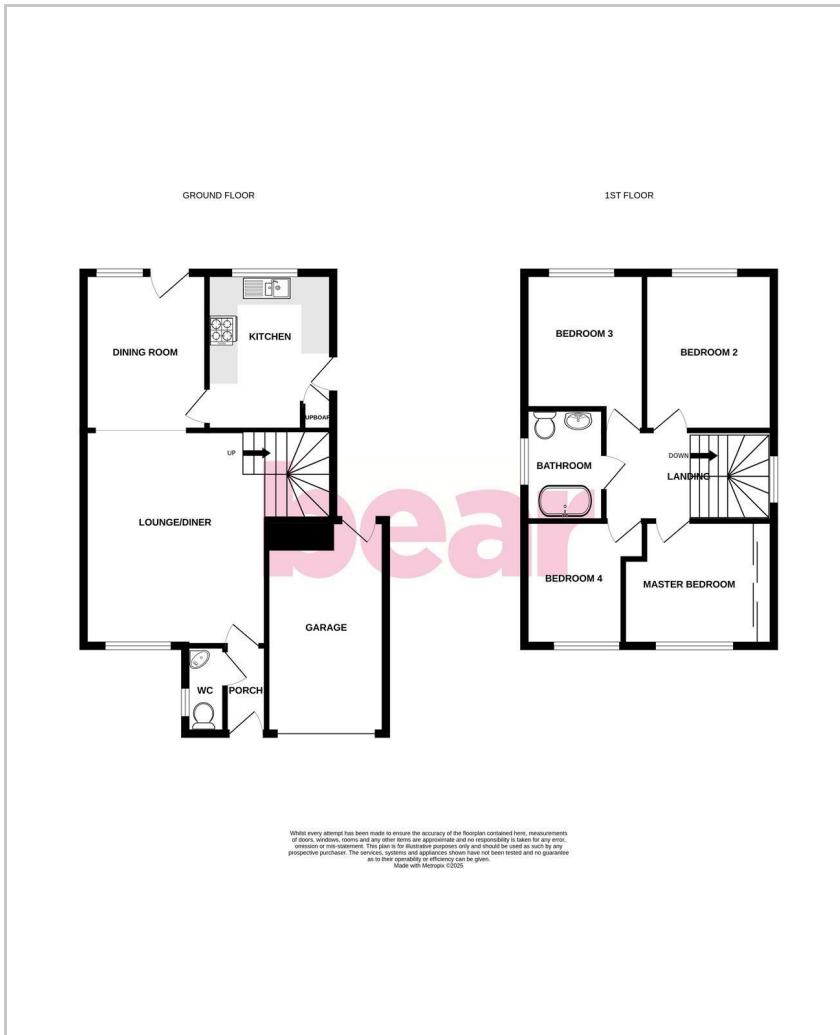
Commences with a paved patio, a large lawn area, side access to front of property, fencing and borders ready for planting.

Garage

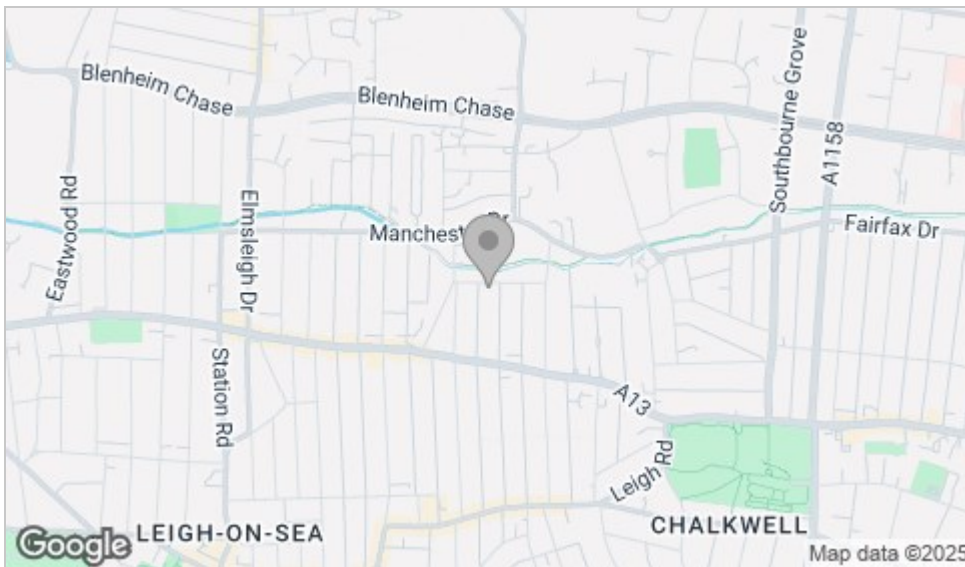
Single integral garage with scope to convert, wooden flooring for garage is there to be used.



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

