



Situated in the desirable area of Woodburn Close, Benfleet, this modern three-bedroom mid-terrace house presents an excellent opportunity for families and professionals alike. The property boasts a spacious open-plan lounge, kitchen, and dining area, creating a perfect space for both relaxation and entertaining. The three well-proportioned bedrooms offer ample room for comfortable living, while the three-piece family bathroom provides a practical and stylish facility for everyday use. This home is particularly appealing for families, as it falls within the catchment area for the highly regarded King John School and Westwood Academy, ensuring access to quality education for your children. Conveniently located, the property offers easy access to the A127 and A13, making commuting a breeze and connecting you to nearby towns and cities. With its modern features and prime location, this terraced house is an ideal choice for those seeking a blend of comfort and convenience in Benfleet. Don't miss the chance to make this lovely house your new home.

- Modern mid-terrace house
- Three well sized bedrooms
- Large open plan lounge/kitchen/diner
- Three-piece family bathroom
- Separate utility room
- Spacious rear garden
- Tastefully decorated throughout
- Close to local amenities
- Easy access to A127 and A13
- In catchment for The King John School and Westwood Academy

Woodburn Close

Benfleet

£375,000

Asking Price



Woodburn Close



Frontage

Fence perimeter, front lawn area, overhanging front porch, outside lighting, tiled path to:

Entrance Hallway

6'0" x 5'1"

Smooth ceiling with inset spotlights, composite entrance door to the front, carpeted stairs rising to the first floor landing, wood effect laminate flooring, door to:

Lounge/Diner

20'9" x 8'7"

Smooth ceiling with a feature pendant light, double-glazed window to the front, double-glazed bi-folding doors to the rear opening onto the garden, two radiators, wood-effect laminate flooring, opening to:

Kitchen

12'11" x 10'5"

Smooth ceiling with inset spotlights, double-glazed window to the rear overlooking the garden. White gloss handleless kitchen comprising of; wall and base-level units with a square edge laminate worktops, 1.5 stainless steel sink and drainer, integrated oven, integrated microwave, four-ring induction hob with an extractor fan above, brick effect laminate splashback, integrated washing machine, pan drawers, tiled flooring, door to:

Utility Room

8'3" x 5'6"

Smooth ceiling, door to the front with an adjacent obscured double-glazed window, space for an American-style fridge freezer, space for a washing machine, space for a tumble dryer on a stacker system, brick walls, wood effect laminate flooring.

First Floor Landing

11'8" x 3'4"

Smooth ceiling with a pendant light, loft access, double doors to an airing cupboard, carpet, doors to all rooms.

Bedroom One

11'6" x 11'6"

Smooth ceiling with a pendant light, double-glazed window to the front, traditional style radiator, wood-effect laminate flooring.

Bedroom Two

13'1" x 9'3"

Smooth ceiling with a pendant light, double-glazed window to the rear overlooking the garden, space for floor-to-ceiling wardrobes, traditional style radiator, wood-effect laminate flooring.

Bedroom Three

11'6" x 5'6"

Smooth ceiling with a pendant light, double-glazed window to the front, traditional radiator, wood-effect laminate flooring.

Three-Piece Family Bathroom

6'2" x 4'7"

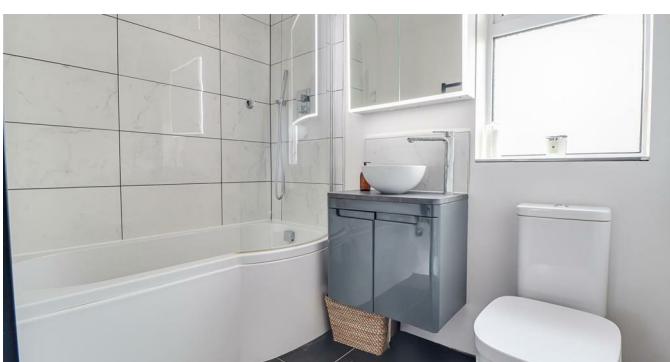
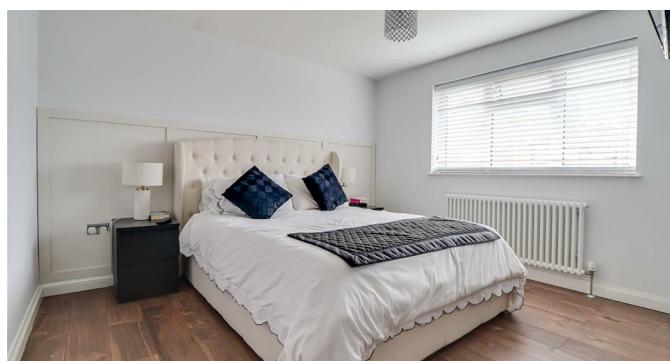
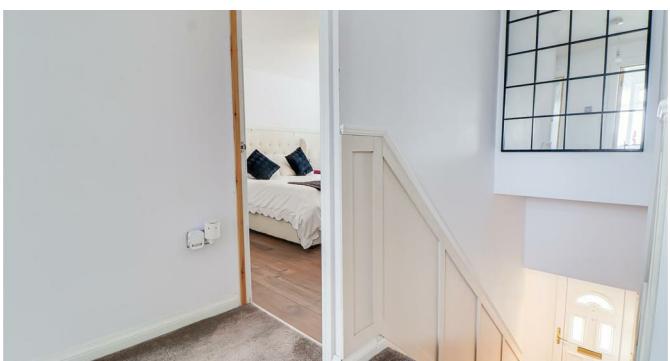
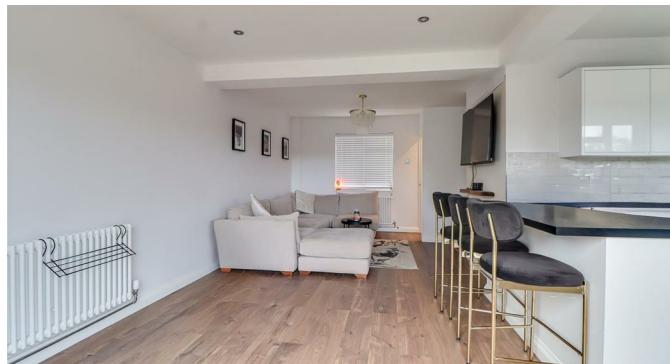
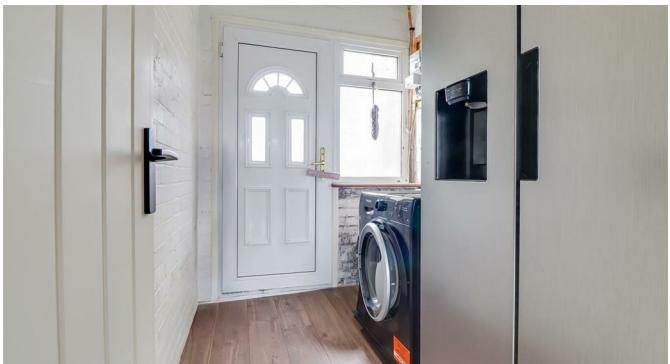
Smooth ceiling with inset spotlights and an extractor fan, obscured double-glazed window to the rear, p-shaped bath with a rainfall head and shower hose, tiled walls, wall-mounted vanity unit wash basin, wall-mounted mirrored cupboard, low-level WC, tiled flooring.

Rear Garden

Commences a tiled patio area with the remainder laid to lawn, space for an outdoor seating area, ideal for entertaining, flower, shrub and tree border, fencing to rear and side aspect, outside lighting, outside tap.

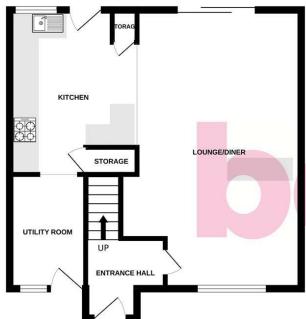
Agents Notes:

Council tax band: C

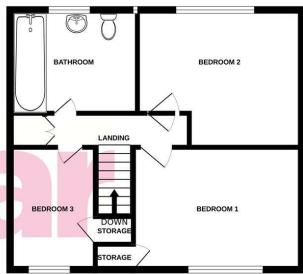


Floor Plan

GROUND FLOOR



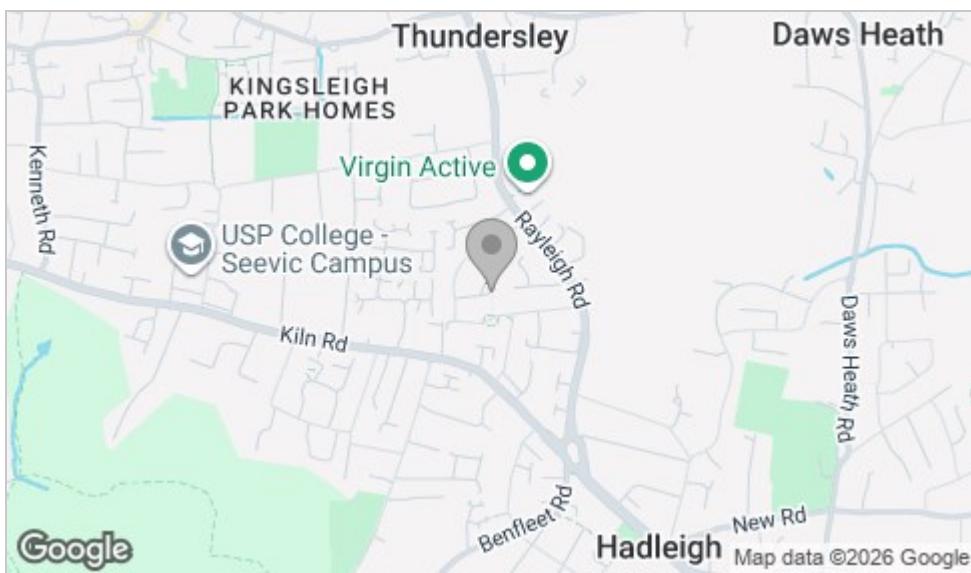
1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, misdescription or misrepresentation. The vendor does not make or give any warranty in relation to this property. The services, systems and appliances shown have not been tested and no guarantee as to their condition or working order can be given. Made with Metropix ©2005



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.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph

