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Great Berry Lane, Langdon Hills

4 2 1







Nestled on the sought-after Great Berry Lane, this stunning four-bedroom detached family home offers modern living at its finest. Built just four years ago to an exceptional standard, the property boasts spacious and versatile accommodation, perfect for contemporary family life.

Upon entering, you are welcomed by a bright and airy hallway leading to a separate living room, ideal for relaxation. The heart of the home is the impressive open-plan kitchen and dining area, designed with high-spec finishes and bi-fold doors that open seamlessly onto the garden, creating the perfect space for entertaining.

The ground floor also benefits from underfloor heating, a convenient downstairs cloakroom/WC, a utility room, and a dedicated office/study, ideal for those working from home.

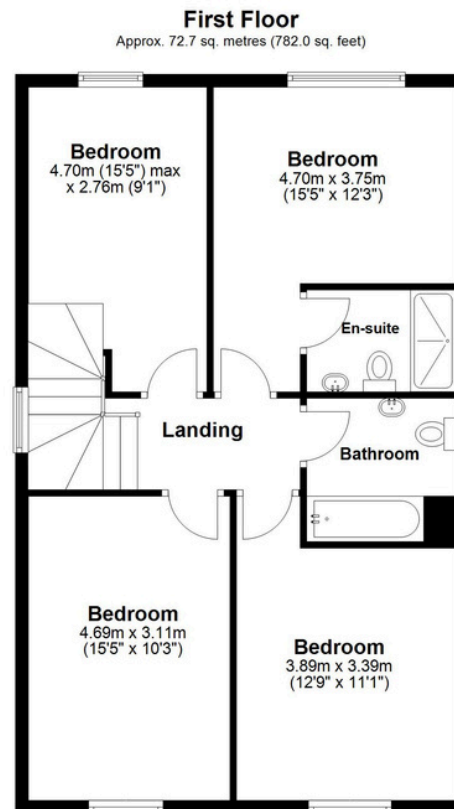
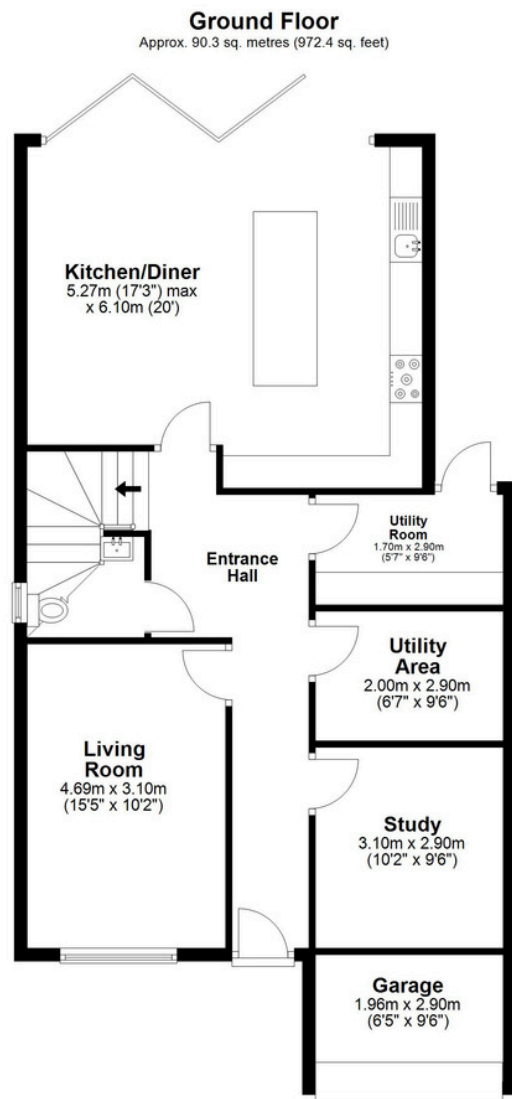
Upstairs, the property features four generous double bedrooms, including a luxurious master bedroom with an en-suite, alongside a stylish family bathroom. The outdoor space offers a well-maintained garden, while the front of the property provides off-street parking for multiple vehicles.

Located within walking distance of Laindon Station, The Rec, Great Berry School, and Langdon Hills Nature Reserve, this exceptional home offers both convenience and tranquillity. An outstanding opportunity for families and professionals alike, viewing is highly recommended.

- FOUR BEDROOMS DETACHED FAMILY HOME
- EN-SUITE TO MASTER BEDROOM
- SHORT WALK TO LANGDON HILLS RECREATION GROUND (THE REC)
- OFFICE/STUDY ROOM
- UNDERFLOOR HEATING ON THE GROUND FLOOR
- PARKING FOR MULTIPLE VEHICLES
- COVERING APPROX. 1,754 SQ FT OF LIVING SPACE
- WITHIN 0.7 MILES OF LAINDON STATION
- CONVENIENTLY LOCATED TO BOTH GREAT BERRY AND LINCWOOD SCHOOL
- OPEN PLAN KITCHEN/DINING AREA
- COUNCIL TAX BAND F

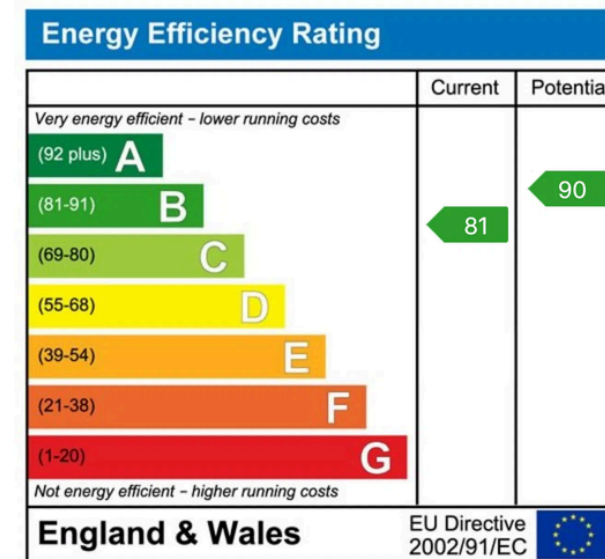






Total area: approx. 163.0 sq. metres (1754.4 sq. feet)

Great Berry Lane



DISCLAIMER

We endeavour to make our sales particulars as accurate and reliable as possible; however, they do not constitute or form part of an offer or contract, nor can they be regarded as representations or relied upon as statements of fact. All interested parties must verify the accuracy via their solicitor who will check any relevant lease information, related charges, fixtures / fittings, rights of way / access, permissions for extensions / conversions and, required planning / building regulations. The floorplan is not to scale and its accuracy nor measurements can be confirmed, all interested parties should consult their surveyor should they want verification of the floorplan or plot.