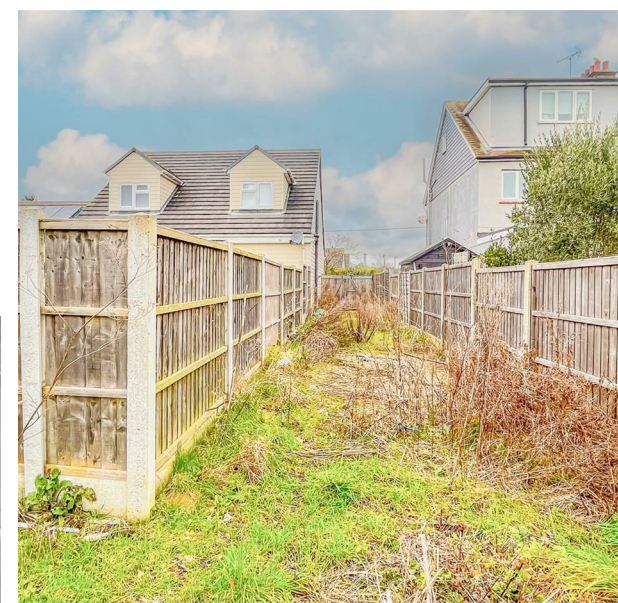


Land to Rear, 24 Stambridge Road, Rochford, Essex, SS4
1EG
Price Guide £225,000

bear
Estate Agents



Land to Rear, 24 Stambridge Road, Rochford, Essex, SS4 1EG

Price Guide £225,000

Council Tax Band: New Build

Guide Price £225,000 to £250,000. Bear Estate Agents are delighted to present this exceptional opportunity to acquire a plot of land with planning permission granted for a stunning two-bedroom detached bungalow. Situated in a sought-after location in Rochford, this prime piece of land offers both privacy and convenience.

The proposed bungalow design boasts a modern open-plan living space, featuring a spacious lounge and kitchen/diner, ideal for contemporary living. The master bedroom benefits from an ensuite, while the property also includes a well-appointed main bathroom. The property will offer a private gated entrance, ensuring a sense of security and seclusion.

Additional highlights include off-road parking and a generous-sized garden, perfect for outdoor activities and relaxation. Situated within walking distance of local amenities and the train station with direct links to London Liverpool Street, this location combines tranquil living with excellent transport connections.

Services

The vendor has confirmed the adjacent properties are fully connected to the mains. For the viability for services we ask clients to perform their own due diligence.

Situation

Sold with the freehold interest.

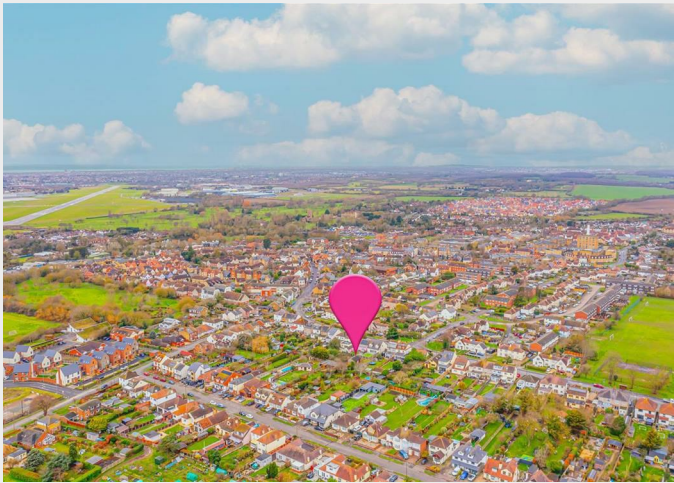
Viewings

Via appointment only.





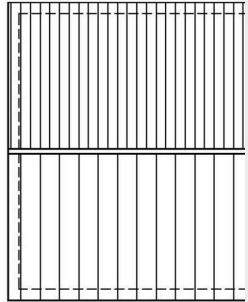




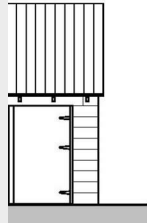
REAR OF No. 24 & 26 STAMBRIDGE ROAD, ROCHFORD.



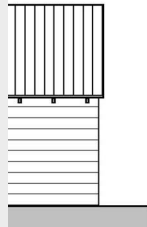
DGE ROAD, ROCHFORD.



EXTG ROOF PLAN
SCALE 1:100

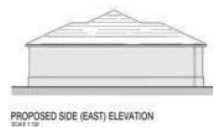
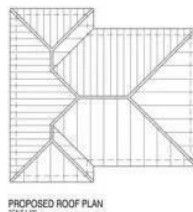
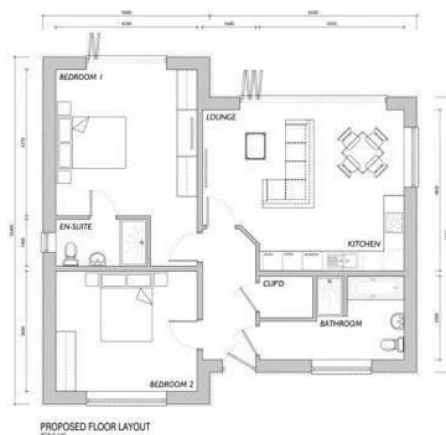


XTG SIDE (V)
ALE 1:100



XTG SIDE (E)
ALE 1:100

REAR OF No. 24 & 26 STAMBRIDGE ROAD, ROCHFORD.



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC