



115 Parkanaur Avenue
Southend-on-Sea | Essex | SS1 3JD

FINE & COUNTRY

115 Parkanaur Avenue

Nestled within the highly sought-after Burges Estate, this remarkable residence seamlessly blends timeless elegance with modern luxury. Offering four generously sized bedrooms and a separate, fully self-contained annex, this home is ideal for multigenerational living or those seeking additional space for guests or a home office.

With its prime location and versatile layout, this property provides both sophistication and practicality, making it a rare find in one of Thorpe Bay's most desirable locations.

A spacious entrance hallway sets the tone for this elegant home, featuring stylish décor throughout, charming stained leaded windows and rich wooden flooring that exudes warmth and character. The main reception room offers a perfect blend of style and comfort, with French doors opening onto the garden, a striking feature fireplace and intricate ceiling details that add a touch of period charm.

Adjacent to this, a second lounge provides a more intimate setting, complete with a cosy log burner and beautiful leaded windows—creating an inviting and tranquil space ideal for relaxing evenings. The Morning Room, with wood flooring and feature lighting, offers a welcoming space for family and breakfast dining, flowing into the kitchen which is equipped with bespoke cabinetry, integrated appliances, sleek Dekton Trilium worktops, induction hob and a walk-in pantry. There are French doors opening to the garden and a separate utility room, keeping everyday tasks neatly tucked away. Completing the ground floor, a modern shower room, complete with a walk-in rainfall shower and bespoke storage, serves guests and family alike.

To the first floor are four well-appointed bedrooms, each offering its own unique charm. The principal bedroom is a sumptuous space with bespoke fitted wardrobes and dual-aspect windows that flood the space with natural light. Bedroom two features a feature fireplace and built-in storage, adding both character and convenience. Bedrooms three and four provide stylish versatile spaces—perfect for family members, guests or a home office. The family bathroom serves as a private sanctuary, beautifully designed with a freestanding oval bath, a spacious walk-in shower with a rainfall head and luxurious finishes throughout—creating a spa-like retreat.

Step outside into a secluded, west-facing garden—an idyllic oasis designed for relaxation and outdoor living. Lush mature lawns and flower beds surround a tranquil koi pond, complete with a cascading waterfall that adds a soothing soundtrack to the setting. A generous paved patio provides the ideal space for alfresco dining and entertaining, while a designated area is ready for hot tub installation, offering the potential for your own private spa experience.

The detached annex is a thoughtfully designed lodge, perfect for visiting guests, extended family, or use as a private home office. This self-contained unit offers a welcoming lounge and kitchen area (with appliances) complete with underfloor heating, a well-proportioned bedroom, sleek modern shower room, and a dedicated study—ideal for work or quiet reflection. With its own private gated entrance and off-street parking, the annex provides comfort, privacy, and flexibility to suit a variety of lifestyle needs. Adjacent is an outbuilding/storage unit.

Situated just minutes from the Broadway shops and Thorpe Bay train station, this home combines peaceful residential living with convenient access to amenities. Thorpe Hall golf course, Thorpe Bay tennis club and Yacht club are only a short walk away also. Excellent educational establishments include Bournes Green Infant & Junior schools, Thorpe Hall School and grammar schools in Southend. London Southend Airport is accessible in approx. 15 minutes. Direct rail services to London's Fenchurch Street are via C2C with additional services to London Liverpool Street from Southend Victoria.









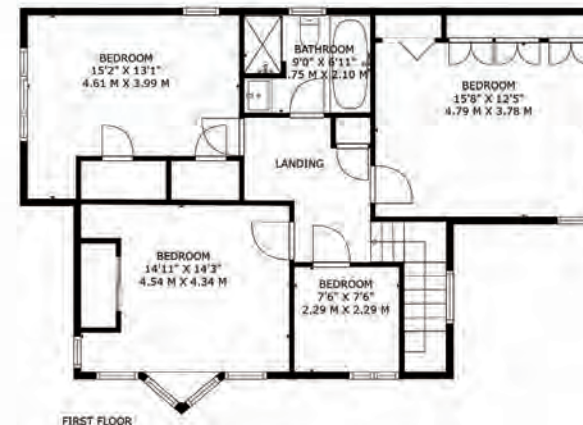
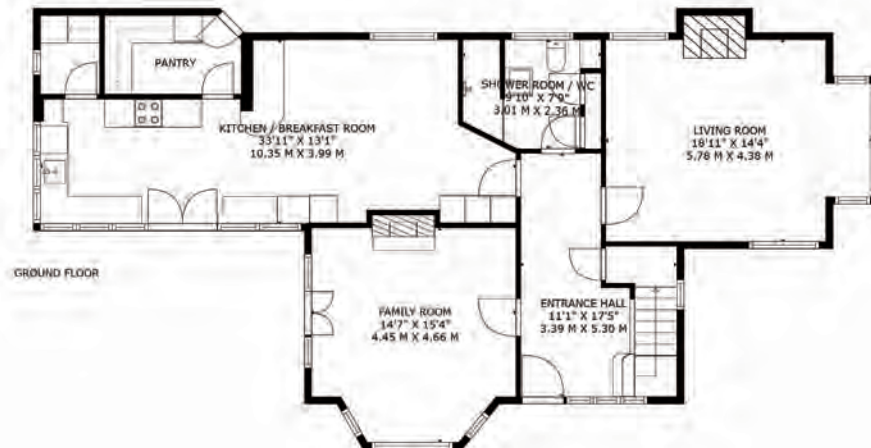
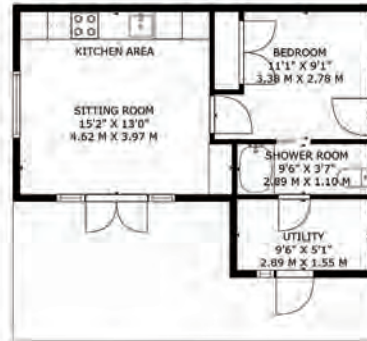












TOTAL: 2400 sq. ft, 223 m2

GROUND FLOOR: 1150 sq. ft, 107 m2, FIRST FLOOR: 873 sq. ft, 81 m2

ANNEX: 377 sq. ft, 35 m2

Floorplans Are For General Guidance Only; Actual Layout And Dimensions May Vary. Please Verify Independently.

Council Tax Band: G
Tenure: Freehold

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	59 D	78 C
39-54	E		
21-38	F		
1-20	G		

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