



RECTORY AVENUE

ROCHFORD, SS4 3AP

GUIDE PRICE £800,000
FREEHOLD

**** A WOODLAND DREAM WHERE ELEGANCE MEETS NATURE AND EVERY DETAIL SINGS OF HOME - APPROX 1/3 OF AN ACRE PLOT - GUIDE PRICE £800,000-£825,000 ****

RP&C.
RICKY, PLANT  CHEN-PORTER

RECTORY AVENUE

- Extended & Executive detached family home
- Four double bedrooms
- En suite to principal bedroom & stunning bathroom
- Grand reception hallway
- Guest w.c & utility room
- Wonderful open plan kitchen/dining family room with lantern roof
- Stunning grounds with wild garden addition (approx 1/3 of an acre plot)
- Ample parking for approximately eight cars



RP&C Estate Agents are proud to present this exquisite four double bedroom detached residence, a true gem nestled in a coveted avenue and framed by your very own private woodland. From the moment you arrive, the grandeur of this executive family home enchants, with immaculate presentation, extensive living space, and parking for eight or more vehicles on a handsome, landscaped frontage.

Step inside through a grand and welcoming entrance hall, rich with storage and flooded with light. The heart of the home unfolds into a sumptuous open-plan kitchen/family room, where modern luxury reigns—gleaming Bosch appliances, a wine cooler, and a sophisticated kitchen flow into a stunning living/dining area crowned by a lantern roof and bi-folding doors that dissolve the boundaries between inside and out.

For quiet evenings, retreat to the bay-fronted lounge, complete with French doors opening onto the garden terrace. A utility room and ground floor WC add everyday practicality without compromising style.

Ascend to the first floor where four generous double bedrooms await, each a haven of space and light. The master suite features a sleek ensuite shower room, while the contemporary four-piece family bathroom invites indulgence.

Outside, the rear garden stretches generously, private and unoverlooked—a sanctuary of green with a mature wooded area at the boundary, perfect for tranquil walks or adventurous play. A stylish patio offers the ideal spot for al fresco dining under starlit skies.

Located within easy reach of well-regarded schools, essential amenities, and convenient bus and rail links to London Liverpool Street, this home offers both serenity and connectivity in equal measure.

A rare blend of refined living and natural beauty, homes like this come once in a lifetime. Arrange your viewing without delay.

Reception Hallway

Guest w.c

Dual Aspect Lounge

Kitchen/Dining/Family Room

Utility Room

First Floor Galleried Style Landing

Bedroom One

Luxury En Suite

Bedroom Two

Bedroom Three

Bedroom Four

Family Bathroom

Rear Garden

The overall grounds extend to over 200 feet in length. Surrounded by nature and offering complete privacy.

Driveway

An attractive block paved driveway provides parking for approximately 8 cars.

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ADDITIONAL INFORMATION

Local Authority – Rochford

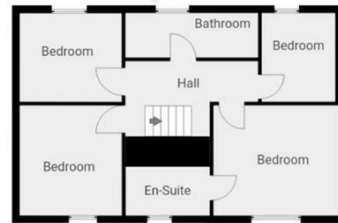
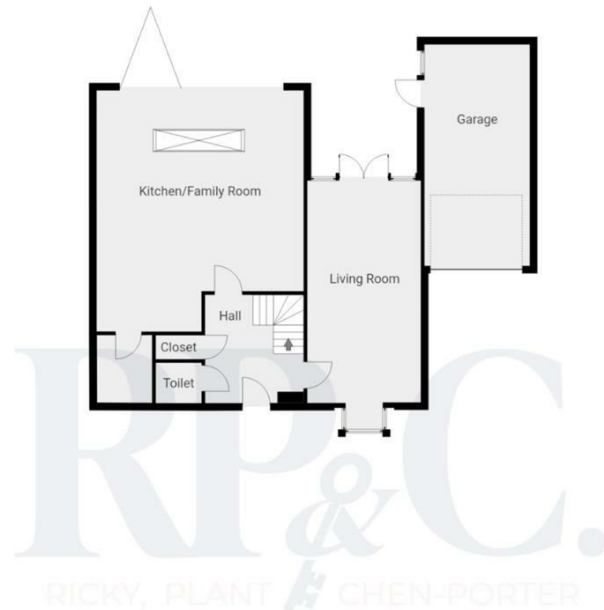
Council Tax – Band E

Viewings – By Appointment Only

Floor Area – 1722.00 sq ft

Tenure – Freehold





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	56	81
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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