



62 Brandenburg Road



**62 Brandenburg Road
Canvey Island
Essex
SS8 8EN**

£285,000



Offered with NO ONWARD CHAIN and Located in the ever-popular Newlands Area of Canvey Island is this extremely well presented two bedroom detached bungalow which has been decorated and fitted out to a very high standard and benefits from UPVC double glazed windows, modern gas-fired heating via a combination boiler. The accommodation includes an entrance hall at the front connecting to a spacious and elegant lounge and in turn, this connects to a much larger than an average modern fitted kitchen with oven, hob, extractor and slimline dishwasher to remain, from here is a brick built ramp connecting to the well-maintained garden. Off the inner hall are two double size bedrooms and completing the accommodation is a modern fitted shower room. If you are looking for a property within this price range we would not hesitate to recommend an internal inspection to appreciate the quality of the accommodation on offer.



Hall

Composite entrance door at the side with double glazed window to the front, laminate flooring, coved to flat plastered, radiator and door connecting into the lounge

Lounge

15'9 x 10'9 (4.80m x 3.28m)
Good size and very elegant lounge, wallpaper decor to one wall, laminate style flooring, double glazed window to the front, coved and textured

ceiling, radiator. Access to inner lobby this connects to the bedrooms and shower room and opening through to the kitchen.

Inner Lobby

Doors off to the remainder of the accommodation.

Kitchen

11'5 x 6' (3.48m x 1.83m)
Larger than average. An outstanding fitted kitchen designed and fitted in the latest style with Grey units and drawers at base level with integral

slimline dishwasher, space and plumbing for washing machine, rolled edge work surfaces over with inset ceramic hob with overhead extractor and electric oven. Matching units at eye-level, coving to the ceiling, chrome heated radiator. UPVC double glazed door opening onto the garden with ramp ideal for disabled access.

Bedroom One

11'4 x 9'3 (3.45m x 2.82m)

Double glazed window to the rear, laminate flooring, coved and textured ceiling.

Bedroom Two

14'11 x 7'11 (4.55m x 2.41m)

Double glazed window to the front, laminate flooring, radiator, coved and textured ceiling

Shower Room

An excellent fitted shower room with large white vanity unit with inset white wash hand basin with chrome mixer tap, double tiled shower cubicle with glass screen and wall mounted shower, low-level push flush w/c, tiled to the walls in ceramics, laminate flooring, double glazed obscure window to the side and wall mounted chrome towel rail

Rear Garden

Patio area with the remainder being mainly laid to lawn with flower borders and fenced to the boundaries.

Front Garden

Off-street parking to the front, low-level brick wall encloses the landscaped lawn garden area with side access to the rear garden.





TOTAL APPROX. FLOOR AREA 544 SQ.FT. (50.5 SQ.M.)

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