



4 Eastways



4 Eastways Canvey Island SS8 9TH

£310,000



Richard Poyntz & Company have pleasure in offering for sale this truly outstanding deceptively spacious Three/Four Bedroom semi-detached house situated on the ever-popular Lawrence Home Development within Canvey Island and being a short distance to Cornelius Vermuyden Senior School along with various infant and junior schools including Northwick Park, St Katherine's and Winter Gardens Academy, the property is also within a short distance of Benfleet Train Station giving excellent access on and off of Canvey Island. The property itself has a good size block paved driveway to the front providing off-street parking for two to three vehicles, to the rear of the property is a paved and lawned rear garden with a good-sized shed to remain and with power and light connected. Internally there is ample living accommodation throughout including a spacious hallway, a ground-floor fourth bedroom which could be utilised as a dining room or second lounge if required, a fitted kitchen with traditional wood units at base and eye level, and to the rear of the property is a superb sized 'L' shaped lounge/diner which gives access to a double glazed conservatory. On the first floor, you have a spacious landing, three excellent-sized double bedrooms, and a stunning modern and contemporary shower room completing the first-floor accommodation. Viewing is highly recommended as we feel you will not be disappointed by the size of the accommodation.



Hall

UPVC entrance door to the front with obscure double glazed insets giving access to the hallway that has a coved textured ceiling, dado rail, wallpaper decoration, door to bedroom four, and lounge/diner.

Lounge/Diner

18'6" x 18'5" maximum measurements (5.64m x 5.61m maximum measurements)
Excellent sized 'L' shaped lounge/diner that has a coved textured ceiling, two UPVC double glazed patio doors to the rear giving access to the conservatory, two radiators, dado rail, feature fire surround with fire to remain, stairs to first floor with large understairs store cupboard, door to kitchen, wood flooring.

Conservatory

17'5" x 5'10" (5.31m x 1.78m)
An excellent addition to the property with a perspex roof, double glazed windows to three aspects plus sliding patio doors giving access to the garden, tiled to floor.

Kitchen

11'9" x 6'10" (3.58m x 2.08m)
Has a coved cladded ceiling, UPVC double-glazed window to the front, part tiling to walls, traditional wood units at base and eye level with matching drawers, rolled top worksurfaces over incorporating a four ring gas hob with oven under and pull-out extractor over, stainless steel sink and drainer with chrome mixer tap, tiled floor.

Ground Floor Fourth Bedroom

15'1 x 7'11 (4.60m x 2.41m)

Coved textured ceiling and cladding, UPVC double glazed window to the rear and a further UPVC double glazed window to the side, dado rail, radiator, wood flooring.

First Floor Landing

Coved textured ceiling, loft hatch, dado rail, wallpaper decoration, doors off to the accommodation, and a door to the airing cupboard housing a hot water cylinder.

Bedroom One

13'5 x 9'4 (4.09m x 2.84m)

Excellent sized double bedroom which has a coved textured ceiling, UPVC double glazed window to the rear, dado rail, wallpaper decoration, radiator, wood flooring.

Bedroom Two

10'7 x 9'5 (3.23m x 2.87m)

Again a further good sized double bedroom which has a coved textured ceiling, UPVC double glazed window to the front, radiator, dado rail, wallpaper decoration, wood flooring.

Bedroom Three

10'5 x 9' (3.18m x 2.74m)

Again a further good sized double bedroom which has a coved textured ceiling, UPVC double glazed window to the rear, dado rail, radiator, wood flooring.

Shower Room

Cladding to ceiling, obscure double glazed window to the front, chrome heated towel rail, waterproof panelling to the walls, wood flooring, modern three-piece shower room suite comprising of a push flush wc, sink with chrome mixer taps set into a white gloss vanity unit, large shower tray with wall mounted power shower and glass screen.

Exterior

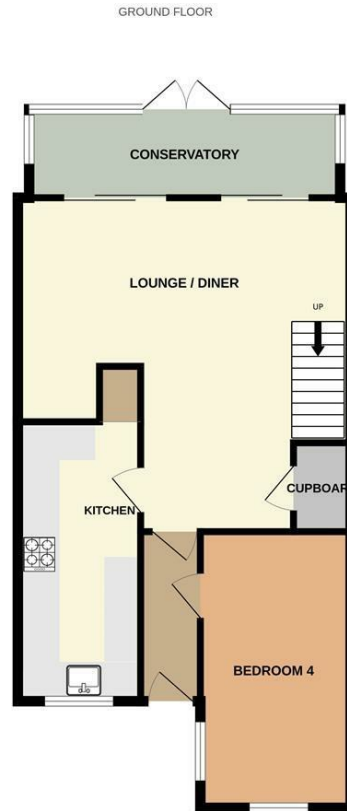
Rear Garden

Commencing with a paved patio area, a paved pathway around the property, lawned and raised bedded areas for plants, step up to a secluded area with a shed measuring 11'9 x 5'2 which has power and light connected, fenced to boundaries, gate to side giving access to the front of the property.

Front Garden

A good-sized block paved driveway providing off-street parking, bedded areas/rockery with various shrubs, step up to entrance door.





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