



May Avenue



**RICHARD
POYNTZ**

May Avenue Canvey Island Essex SS8 7EE

£450,000



This lovely four-bedroom detached house is conveniently located near the town center and the seafront. It comes with off-street parking and a garage.

The accommodation features a central entrance hall, leading to a spacious lounge on one side and a stunning kitchen/breakfast room on the other. The garden is low maintenance, mostly covered with artificial grass and enclosed by fencing. There is also access to the garage, which includes a useful utility room just behind it.

On the first floor, you will find four generous double bedrooms. The main bedroom benefits from an en-suite shower room, and a four-piece family bathroom completes the accommodation. Additional features include modern gas-fired heating and contemporary UPVC double-glazed windows and doors



Entrance Hall

Composite entrance door into a central entrance hall with stairs which connect to the first floor, doors off to the accommodation, laminate flooring, radiator, large boiler cupboard, access to cloakroom.

Cloakroom

Suite comprising of a low level wc, wash hand basin, double glazed window to rear.

Lounge

20'4 x 11'4 (6.20m x 3.45m)

A good sized through lounge with coving to ceiling, laminate flooring, radiator, double glazed window to the

front, double glazed French doors opening onto the garden, flank wall with feature wallpaper decor.

Kitchen/ Breakfast Room

19'1 x 9'5 (5.82m x 2.87m)

Double glazed window to the front elevation, double glazed doors that open onto the garden at the rear, attractive laminate flooring, feature wallpaper decor to one wall, ample space for dining room table, an extensive range of gloss grey units and drawers at base level, worksurfaces over with inset ceramic hob, extractor over, inset sink and eye level oven.



First Floor Landing

Access to loft, white doors off to the accommodation, large airing cupboard.

Bedroom One

14'7 x 9'7 (4.45m x 2.92m)

Two double glazed bay windows to the front elevation, radiator, access to the en-suite.

En- suite

Double glazed window to the side, shower cubicle, vanity unit with inset wash hand basin and low level wc, chrome towel rail.

Bedroom Two

11'4 x 11' (3.45m x 3.35m)

Double glazed window to front, radiator, textured ceiling.

Bedroom Three

11'4 x 8'9 (3.45m x 2.67m)

Double glazed window to the rear, radiator.

Bedroom Four

10'2 x 8'9 (3.10m x 2.67m)

Double-glazed window to rear, radiator.

Bathroom

White suite comprising bath, low level wc, pedestal wash hand basin, shower cubicle, chrome towel rail, double glazed obscure window to the rear.

Exterior

Front garden

Parking to the front, access to a small carport which in turn connects to the garage.

Rear Garden

Beautifully maintained, fenced to the boundaries, large patio area with the remainder being laid to artificial lawn, side access, access to the garage and utility.

Utility

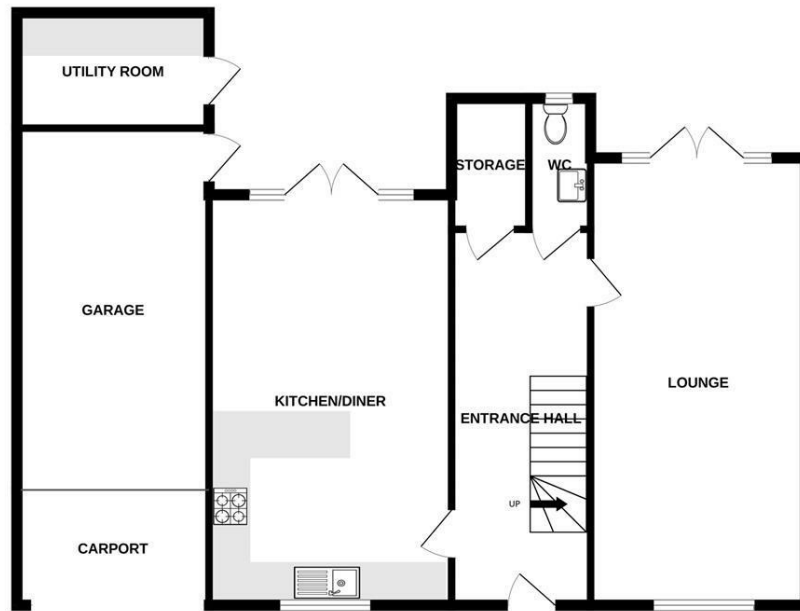
Window to the rear, plumbing facilities for washing machine.

Garage

Power and light.



GROUND FLOOR



1ST FLOOR



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