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POYNTZ**



17. Welbeck Road Canvey Island, SS8 0EB £600,000



Tel No: 01268 699 599 | Fax: 01268 699 080 | james@richardpoyntz.com
Registered Office: Richard Poyntz and Company, 11 Knightswick Road, Canvey Island. SS8 9PA

Partners: Richard P. Poyntz F.N.A.E.A., James R. Poyntz M.N.A.E.A., Anna L. Poyntz & Sara Poyntz | VAT No. 731 4287 45
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Hallway

Composite entrance door to the front elevation with obscured double glazed insets giving access to a good size hallway which has coved flat plastered ceiling, dado rail, radiator, spindles staircase to the first floor, understairs store cupboard, doors off to the ground-floor accommodation, wood flooring.

Lounge/Diner 23'11 x 13'4 (7.29m x 4.06m)



Outstanding room located at the rear of the property with coved flat plastered ceiling which is partly vaulted, two UPVC double glazed windows to two elevations plus double glazed bi-folding doors giving access to the garden, two vertical feature radiators, wood flooring.

Kitchen/Diner 24'2 x 12'3 (7.37m x 3.73m)



Another outstanding room that has an open plan feel, flat plastered ceiling with inset spotlights, UPVC double glazed window to the rear elevation, UPVC double glazed window to the side elevation, UPVC double glazed double opening door to the side elevation, radiator, modern cream units at base and eye level with matching drawers all with chrome handles, square edge worksurfaces over, inset one and a quarter sink with chrome mixer taps, breakfast bar area with complimentary matching upstand, splashback area to the oven, space for range style oven with extractor over (to remain), wood flooring, opening to lounge.

Utility Room 13'5 x 4'5 (4.09m x 1.35m)



Coved flat plastered ceiling with inset spotlights, UPVC double glazed window to the side elevation, wall mounted boiler, radiator, base level units with chrome handles, square edge worksurfaces over incorporating a stainless steel sink and drainer with chrome mixer taps, tiling to splashback areas, plumbing for washing machine and space for tumble dryer, wood flooring.

Ground floor Bedroom Three 12' x 9'4 (3.66m x 2.84m)



Coved flat plastered ceiling. UPVC double glazed window to the side elevation, radiator, dado rail, wood flooring.

Ground Floor Bedroom Four 10'2 x 9'4 (3.10m x 2.84m)



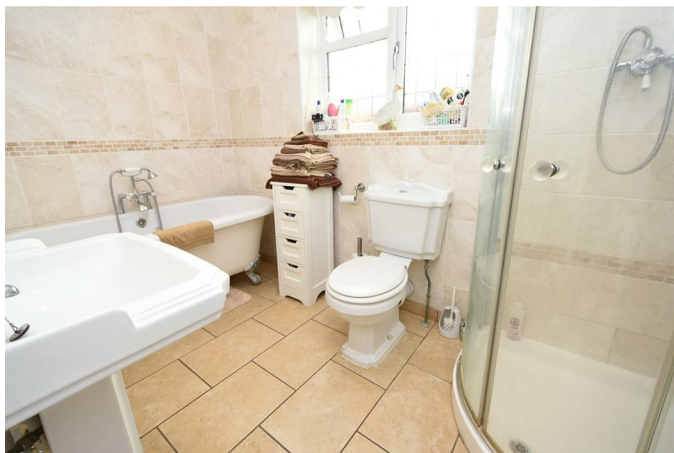
A further good-sized bedroom which has a coved flat plastered ceiling with cornice, UPVC double glazed window to the front elevation, radiator, dado rail, and wood flooring.

Ground Floor Bedroom Five/Second Lounge 12'4 into bay x 12' (3.76m into bay x 3.66m)



Currently utilised as a second lounge with coved flat plastered ceiling, UPVC double glazed bay style window to the front elevation, dado rail, stunning feature brick built fireplace, and wood flooring.

Ground Floor Bathroom 10' x 5'10 (3.05m x 1.78m)



Coved flat plastered ceiling with inset spotlights, UPVC

obscured double glazed window to the side, attractive tiling to walls and to the floor, chrome heated towel rail, modern four piece white bathroom suite comprising of a free-standing claw foot bath with chrome shower attachment, push flush wc, pedestal wash hand basin with chrome taps, shower enclosure with shower tray and glass doors, wall mounted chrome shower.

First Floor Landing

Flat plastered ceiling with inset spotlights, Velux style window, dado rail, eaves store cupboard, doors off to the first-floor accommodation and store cupboard, wood flooring plus carpet on the stairs.

Bedroom One 17'5 x 15'8 maximum measurements (5.31m x 4.78m maximum measurements)



Outstanding size double bedroom with flat plastered ceiling with inset spotlights, Velux style window, UPVC double glazed window to the rear elevation, dado rail, radiator, wood flooring, door to en-suite.

En-Suite Shower Room



flat plastered ceiling with inset spotlights, obscured UPVC double glazed window to the side elevation, radiator, attractive tiling to the walls and floor, three piece shower suite comprising of a close coupled level handle wc, pedestal wash hand basin with chrome taps, shower enclosure with large shower tray and glass screening doors, wall mounted chrome shower.

Bedroom Two 16'3 x 11'7 (4.95m x 3.53m)



Again an excellent size double bedroom with a flat plastered ceiling with inset spotlights, UPVC double glazed window to side elevation, dado rail, radiator, wood flooring.

Exterior



Rear Garden



One of the largest gardens within Canvey Island which has a block paved area to the side, a large imprint concrete patio area ideal for a table and chairs with the remainder of the garden is extensively lawned, various shrubs and trees scattered around the garden, aviaries, fenced to boundaries, double gates giving access to the front of the property.

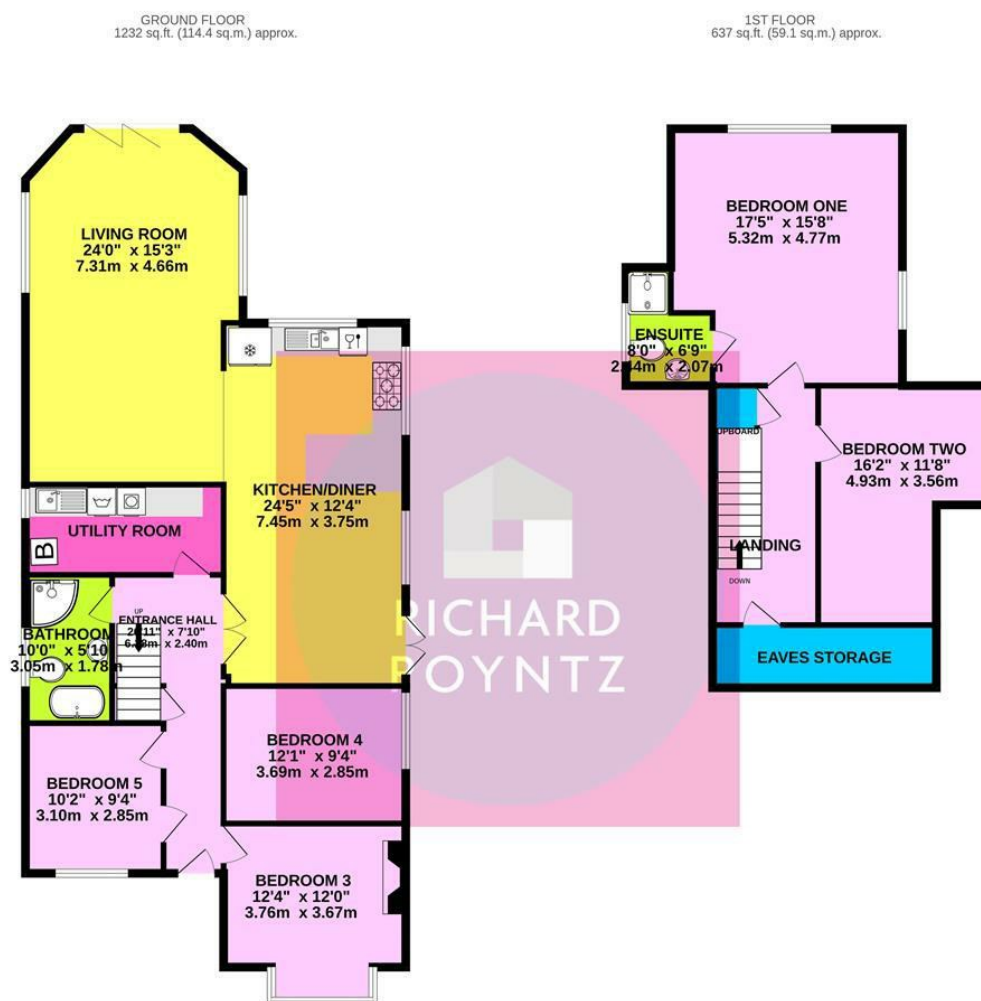
Front Garden



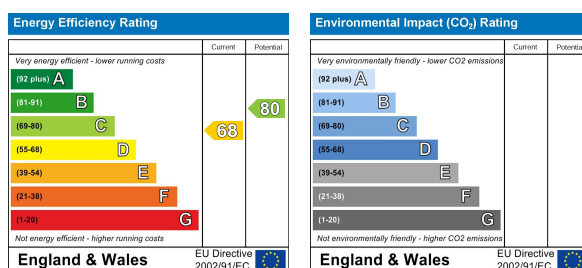
Large block paved driveway providing off-street parking for approximately five vehicles which leads to the garage.

Garage 16'7 x 11'3 (5.05m x 3.43m)

Electric up and over door with power and light connected, half UPVC double-glazed door to the rear giving access to the garden, plus UPVC double-glazed window to the side elevation.



TOTAL FLOOR AREA: 1868 sq.ft. (173.6 sq.m.) approx.
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