



*18 Delgada Road*



**RICHARD  
POYNTZ**

**18 Delgada Road**  
**Canvey Island**  
**SS8 7JR**

**Guide Price £280,000**



Guide Price £280,000 to £300,000  
Located in a quiet cul-de-sac just off Maurice Road, this three-bedroom house offers an excellent opportunity for those looking to take on a full refurbishment project. The property features three well-proportioned bedrooms, a spacious lounge, and a kitchen/diner. Externally, there is parking and a garage. A true blank canvas with fantastic potential to create a wonderful family home.



**Hall**

**Lounge**

16'11 x 10'4 (5.16m x 3.15m)

**Kitchen / Diner**

15'11 x 11'6 (4.85m x 3.51m)

**Cloakroom**

**Landing**

**Bedroom One**

14'2 x 10 (4.32m x 3.05m)

**Bedroom Two**

12'2 x 10 (3.71m x 3.05m)

**Bedroom Three**

9'2 x 6'7 (2.79m x 2.01m)

**Garage**

**Front**

**Rear**



GROUND FLOOR



1ST FLOOR



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