



Victory Lane

Rochford

- DETACHED HOUSE
- FOUR BEDROOMS
- OPEN PLAN KITCHEN/DINING ROOM
- OFF ROAD PARKING



Guide Price £525,000

****NO ONWARD CHAIN**** A stunning and contemporary four bedroom detached house in the heart of Rochford, please enquire now to view this perfect potential family home.





Hair & Son are proud to present this impressive four bedroom detached house in Victory Lane which is located on the sought after Trafalgar Green Development, which has schools and shops nearby. This could make a fantastic family home, while also coming to the market with no onward chain.

The property comprises of an open plan kitchen/ dining area which offers fantastic space entertaining and dining, the contemporary kitchen is presented with a gloss finish and features integrated appliances and space for additional white goods. The living room adds a perfect space for relaxation complimented with a bright and airy feel to the room. Further to the ground floor you have a separate w/c and lastly a conservatory with vast amounts of space.

Upstairs you have the four bedrooms within the property as well as the four piece family bathroom that consists of a bathtub, shower, wash hand basin and a low level w/c, although this room does require some slight modernisation.

Externally you have a garage/outbuilding offering plenty of space for storage, the garden is a mixture of a hard standing patio area and artificial grass. To the front of the property you have a driveway.

ENTRANCE HALL

KITCHEN/DINING ROOM

20' 3" x 15' 0" (6.17m x 4.57m)

LIVING ROOM

20' 3" x 10' 10" (6.17m x 3.3m)

W/C

CONSERVATORY

19' 8" x 15' 2" (5.99m x 4.62m)

FIRST FLOOR:

BEDROOM ONE

13' 2" x 11' 2" (4.01m x 3.4m)

BEDROOM TWO

16' 1" x 10' 10" (4.9m x 3.3m)

BEDROOM THREE

10' 8" x 10' 0" (3.25m x 3.05m)

BEDROOM FOUR

7' 10" x 7' 9" (2.39m x 2.36m)

BATHROOM

12' 6" x 7' 9" (3.81m x 2.36m)

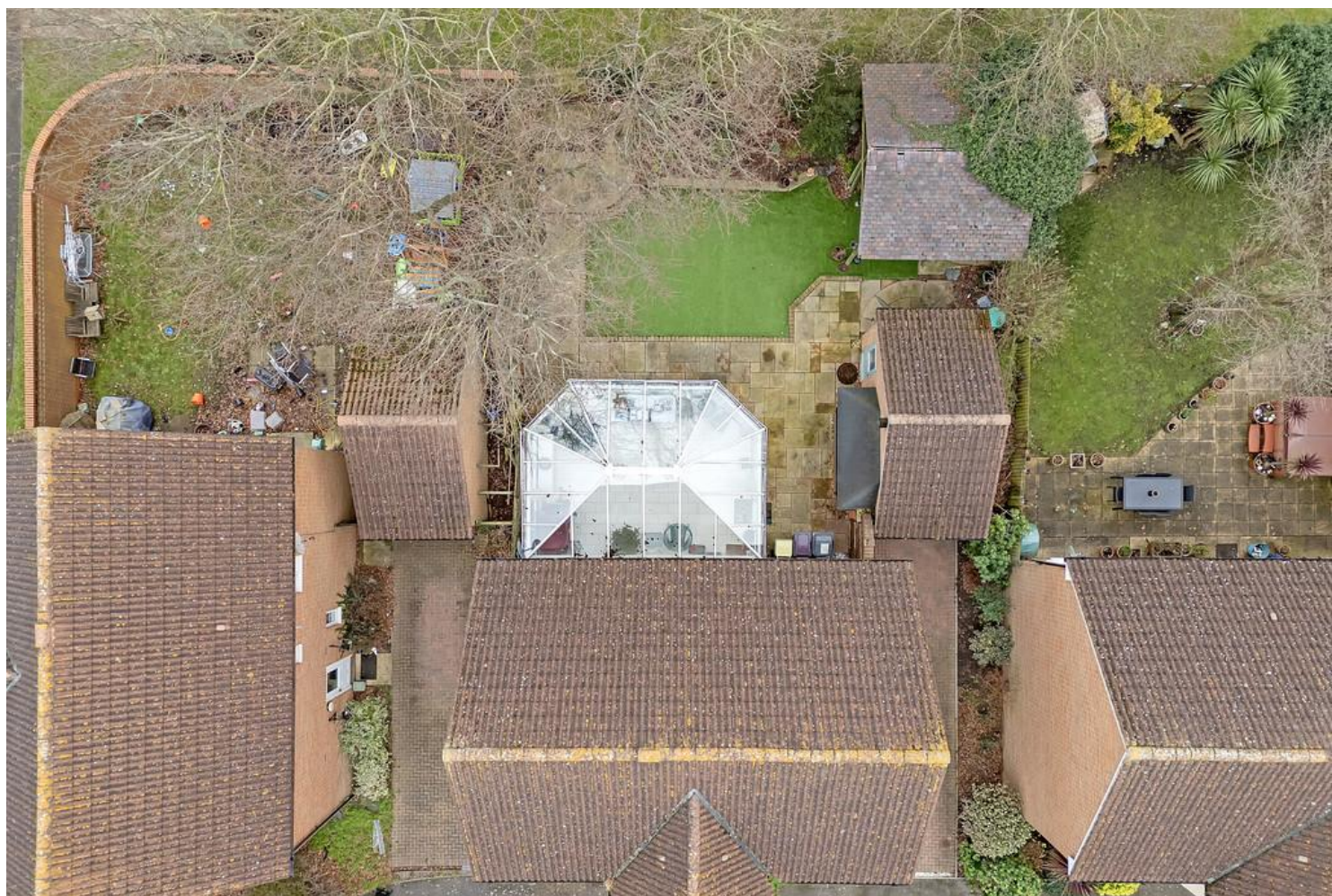
OUTBUILDING

GARDEN

These particulars are accurate to the best of our knowledge but do not constitute an offer or contract. Photos are for representation only and do not imply the inclusion of fixtures and fittings. The floor plans are not to scale and only provide an indication of the layout.











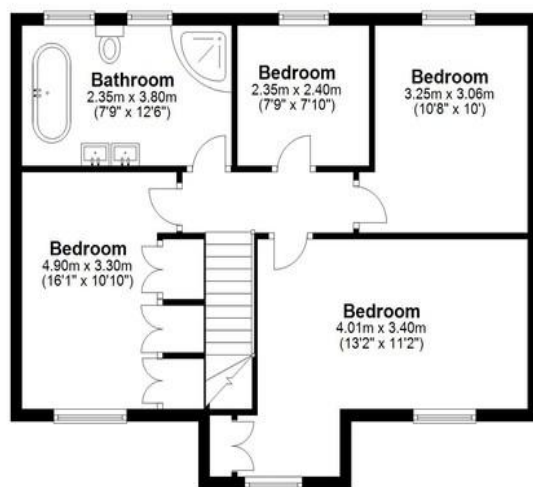
Ground Floor

Approx. 99.0 sq. metres (1065.1 sq. feet)



First Floor

Approx. 62.4 sq. metres (671.1 sq. feet)



Total area: approx. 161.3 sq. metres (1736.2 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.
Plan produced using PlanUp.

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Regulated by RICS

t. 01702 34 11 77
More than an estate agent
www.hairandson.co.uk

Residential Sales
190 London Road
Southend-On-Sea
Essex SS1 1PJ

