



STUART THOMAS
ESTATES



STUART THOMAS
ESTATES

- IMMACULATE THROUGHOUT
- MODERN KITCHEN AND BATHROOM
- SHORT WALK OF VILLAGE AND SCHOOLS
- WEST FACING GARDEN

28 Farm Way, Thundersley, Essex, SS7 3RF

Guide Price £375,000 - £400,000

Immaculate 3 bedroom bungalow located in a quiet turning but within a short walk of Thundersley Village, local schools and the Virgin Gym. The property has a modern fitted kitchen and bathroom as well as a WEST facing garden. It also offers easy access to both the A127 and A13.



Property Description

PORCH

Entrance via a double glazed front door with obscure glass. A further double glazed window to the side again with obscure glass. Tiled Floor.

HALL

Solid oak flooring. Smooth plastered ceiling with access to loft which is insulated. Radiator.

LOUNGE/DINER

15' 03" x 10' 09" (4.65m x 3.28m) A pleasant room with solid wood oak floor. Feature fireplace. Radiator. Double glazed patio doors to the rear leading on to the west facing garden.

KITCHEN

13' 06" x 7' 04" (4.11m x 2.24m) A modern fitted kitchen with a range of eye and base level light oak units. Electric oven with halogen hob and stainless steel extractor fan over. Washing machine as well as space for a tumble drier and slimline dishwasher. Stainless steel sink. Wall mounted boiler housed in eye level unit. Airing cupboard with immersion heater. Double glazed window to rear and access to the garden via a double glazed door with obscure glass. Radiator and tiled floor.

BEDROOM ONE

12' 2" x 10' 10" (3.71m x 3.3m) A large airy room with smooth ceiling, radiator, carpet and double glazed window to front

BEDROOM TWO

10' 11" x 9' 10" (3.33m x 3m) A double bedroom with smooth ceiling, carpet, radiator and double glazed window to front





BEDROOM THREE

9' 10" x 6' 07" (3m x 2.01m) A good sized third bedroom with smooth ceiling, carpet radiator and double glazed window to side.

BATHROOM

A modern fitted bathroom which is tiled to all visible walls. Electric shower over bath. White pedestal wash hand basin and close coupled WC. Double glazed window with obscure glass to side. Radiator and tiled floor.

GARAGE

A detached single garage at the back of the property with off street parking for one vehicle. The garage has power and lighting and benefits from personal access to the back garden.

FRONT GARDEN

The front garden is laid to lawn with personal access to the back garden.

REAR GARDEN

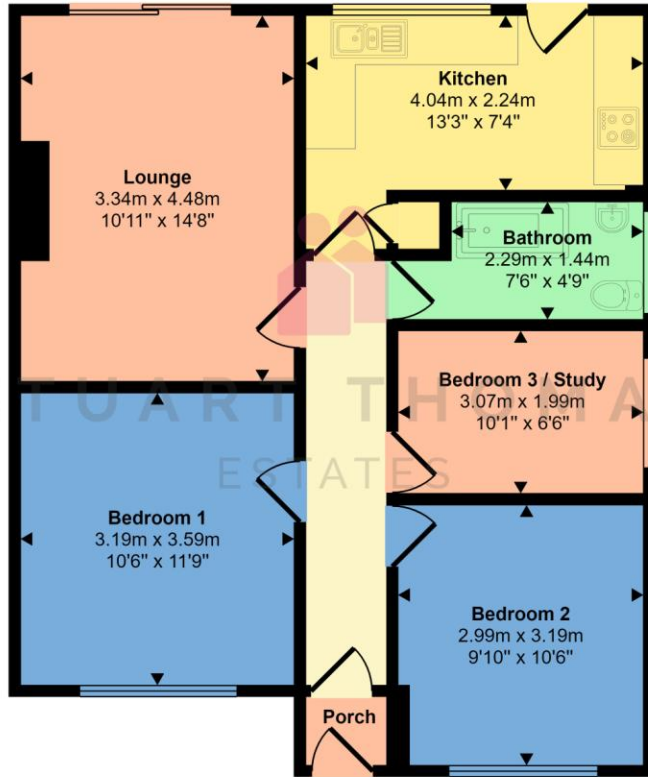
A west facing garden with the benefit of an additional large lawned area to the side of the property measuring 49' x 29'. The garden is laid to lawn with mature borders. Access to the garage. There is also a greenhouse and 3 sheds for storage.

PLEASE NOTE

There is a dry master unit installed in the hall which provides fresh air into the property and prevents condensation and damp.



Approx Gross Internal Area
65 sq m / 705 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

294 Kiln Road, Benfleet, Essex,
SS7 1QT

stestates.co.uk
01702 558110
info@stestates.co.uk

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements