



## Branksome Avenue, Stanford-le-Hope

Guide Price £800,000



- A truly special five bedroom detached family home beautifully presented throughout with fantastic size living space
- Presented to a high standard with high specification living throughout, dramatically improved by the current owners with no expense spared
- Stunning kitchen/diner/family room with feature vaulted ceiling, lantern roof, bi-fold doors, two fireplaces and sonus sound system
- Lovely size lounge, utility room, stunning family bathroom and additional shower room
- Five good size bedrooms with the master boasting a dressing room, a further bedroom offering a den and another offering a walk in wardrobe
- Wonderful rear garden with summerhouse, treehouse, artificial grass and large patio seating area
- Double garage with large loft
- Home office
- Sweeping driveway with parking for multiple vehicles
- Features include PAKO light system throughout the property, Texecom alarm system, CCTV 4 camera system, Sonus sound system, Spanish slate roof and CAT 6 cabling throughout



**GUIDE PRICE £800,000 - £850,000** Nestled in the charming Branksome Avenue of Stanford-le-hope, this exquisite five-bedroom detached chalet bungalow is a true gem waiting to be discovered.

Upon entering, you are greeted by a high specification interior that exudes elegance and luxury. The current owners have spared no expense in enhancing this home, evident in the fine features that adorn every corner. From the Spanish slate roof to the PAKO light system and Texecom alarm system, every detail has been carefully considered.

The heart of the home lies in the beautifully presented kitchen/diner/family room, where a feature vaulted ceiling and lantern roof create a sense of grandeur. With bi-fold doors leading to the garden, two fireplaces, and a Sonus sound system, this space is perfect for both entertaining guests and relaxing with family.

The property also offers a spacious lounge, a stunning family bathroom, an additional shower room, five generously sized bedroom and a convenient utility room. Outside, a large sweeping driveway provides parking for multiple vehicles, leading to a double garage with a sizable loft and a home office.

The rear garden is a true delight, offering a wonderful space to unwind and enjoy the outdoors with a summerhouse, treehouse, artificial grass and large patio seating area. Whether you're hosting a summer barbecue or simply relaxing in the sunshine, this garden is sure to be a highlight of this remarkable property.

In summary, this fantastic size family home is a rare find, offering a perfect blend of luxury, comfort, and style. Don't miss the opportunity to make this stunning property your new family home.

Stunning entrance hall commences with feature centre staircase leading to first floor accommodation. Under floor heating. Feature wood paneled walls. Storage cupboard

Lounge 20'0 max x 12'4 double glazed window to front. Feature fireplace. Sonus sound system available.

Beautifully presented four piece bathroom comprises, freestanding "Slipper" bath, fitted with hand held shower attachment, walk in larger than average shower, "Burlington" high flush WC and wash hand basin. Two heated towel rails. Built in TV.

Bedroom three 13'3 max x 11'9 double glazed window to front. Walk in wardrobe.

The heart of the home is the amazing kitchen/diner/family room 33'5 x 24'2 max. Offering many fine features including, Bi fold doors to garden. Double glazed windows. An array of wall and base mounted units with pan size storage drawers. Corian work tops housing sink drainer with swan neck mixer tap. Bosch double oven, microwave. Hotpoint electric hob, extractor hood, wine cooler and dishwasher to remain. Two feature fireplaces. Feature "Lantern" vaulted roof. wooden panelling to walls are made from Malaysian fishing boats. Sonus sound system fitted. Remaining appliances can be housed in the utility room 9'2 x 7'1

First floor landing is home to four bedrooms, dressing area, shower room and Den

Main bedroom 18'5 max x 11'8 max. Double glazed window. Velux window. Dressing area and fitted wardrobes.

Bedroom two 13'8 max x 12'8 max. Two Velux windows. Built in wardrobes, cupboards and drawers to remain.

Bedroom four 12'0 x 6'8 Velux window. Access to Den 9'6 x 4'4

Bedroom five 8'8 x 6'6 double glazed window to side.

Shower room comprises shower fitted with "Rainfall" shower, wash hand basin and WC. LED vanity mirror to remain. Heated towel rail.

Externally the property has a lovely size garden. Commencing with large patio seating area. Two side access gates., shed to remain. Summerhouse fitted with power and light. Child's tree house to remain. Artificial lawn plus lawned area with soak away drainage system fitted.

Office 16'2 x 8'4

Double garage 16'7 x 16'5 two up and over doors.

Garage loft 17'0 x 12'1

Carriage driveway with electric gates fronting giving parking for multiple vehicles.

Council Tax Band: D

Local Authority: Thurrock

Disclaimer: Council Tax is given as a guide only and should be checked and confirmed before exchange of contracts.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. All verification of property details should be made by your legal representative for the purchase of the property to ensure that all information including but not limited to; Tenure, lease information, parking facilities, planning permission, and building regulations is accurate and correct.

The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as guide to prospective buyers only and are not precise.

Floorplans where included may not be to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.



# Local Life

STANFORD-LE-HOPE is a small village between Basildon and Grays. The name arrives from a bridge crossing the rivulet on the site of the ancient stone ford, which gave the village, it's name Stanford-le-Hope.

Stanford Le Hope railway station is on the London, Tilbury and Southend line taking approximately 45 minutes to Fenchurch Street. Why not enjoy some time looking around the Town Centre, enjoy a meal at one of the many pubs and restaurants? Easy access to A13 road links to Basildon, Benfleet and Wickford.





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