



Balstonia Drive, Stanford-le-Hope

£575,000



- A beautifully presented and fantastic size five bedroom family home boasting excellent size living space throughout
- The highlight of this home is the huge and well maintained rear garden occupying a large corner plot, ideal for families and entertaining
- Lovely size modern lounge
- Impressive size play room which could be utilised as a ground floor bedroom
- Stunning kitchen, wonderful size dining room and utility room
- Four excellent size first floor bedrooms and an additional bedroom/study
- Beautifully presented family bathroom and a ground floor shower room
- Double garage
- Must be viewed to be fully appreciated



Nestled in the charming Balstonia Drive, Stanford-le-Hope, this semi-detached house is a true gem waiting to be discovered. As you step inside, you are greeted by three inviting reception rooms that offer ample space for all your family's needs. With five bedrooms and two bathrooms, this property is perfect for a growing family looking for comfort and style.

The real highlight of this property is the beautifully maintained rear garden that sits on a generous corner plot. Imagine spending sunny afternoons in this expansive outdoor space, creating memories with your loved ones.

Step inside and be amazed by the thoughtful layout of this family home. The ground floor features an entrance porch, hallway, a large lounge with a feature media wall and built-in fireplace, a versatile playroom or ground floor bedroom, a stunning kitchen, a spacious dining room, a convenient shower room, and a utility room. The first floor boasts four excellent size bedrooms, an additional bedroom/study, and a beautifully presented family bathroom.

The property's wonderful size rear garden is perfect for outdoor entertaining or simply unwinding after a long day and there is a double garage too.

Don't miss the opportunity to make this fantastic five bedroom family home your own. With its ideal location and impressive features, this property is sure to tick all the boxes for a comfortable and stylish family living.

Enter the property via porch to front.

Impressive entrance hall commences with stairs leading to first floor accommodation. Storage cupboard. Smooth to coved ceiling with ample spotlighting.

Shower room comprises shower, wash hand basin and low level WC. Heated towel rail. Tiling to walls.

Playroom/Bedroom 14'2 x 11'4 Bow double glazed window to front. Coved ceiling.

Welcoming size lounge 24'8 max x 10'8 also overlooks the front aspect. Bow double glazed window. French double glazed doors open onto rear garden. Smooth to coved ceiling with ample spotlighting.

Stunning kitchen 11'1 x 10'7 range of high gloss wall and base mounted units with matching pan size storage drawers and under unit lighting. Complimentary Solid Oak work surfaces housing sink drainer with swan neck mixer tap. Tiling to splash backs. Double oven, Induction hob, extractor hood and microwave to remain.

Other appliances can be housed in the utility room 6'2 x 4'0

Dining room 13'6 x 8'2 overlooks and gives access to rear garden via French double glazed doors. Smooth to coved ceiling

First floor landing is home to five bedrooms/study and family bathroom. Access to boarded loft.

Bedroom one 14'9 x 10'1 max. Double glazed window to front. Fitted wardrobes.

Bedroom two 13'8 x 11'3 max. Double glazed window to front.

Bedroom three 11'3 x 11'1 double glazed window to rear. Fitted wardrobe.

Bedroom four 9'6 x 7'1 double glazed window to front.

Bedroom five/Study 8'1 x 6'1 max. Double glazed window to rear.

Beautifully presented family four piece bathroom comprises, Jacuzzi bath, shower, wash hand basin and low level WC. Heated towel rail. LED vanity mirror to remain. Tiling to walls. Tiled flooring. Smooth to coved ceiling with ample spotlighting

Externally the property has a large landscaped rear garden. Manicured lawn and large family sized seating area to rear plus circular seating area and well stocked flower bed bordering. Two sheds to remain. Side access gate and outside water tap.

Shared access to double garage 16'0 x 15'2 power and light connected.

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 endeavor 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



