



28 Woodlands Park

28 Woodlands Park Leigh-On-Sea Essex SS9 3TY

Home Estate Agents are privileged with instruction to offer for sale with no onward chain this superb detached house positioned within a sought-after and prominent residential area of Leigh-on-Sea. This fabulous opportunity to develop the perfect family home must not be missed with the property featuring approximately 1,900 sq ft of accommodation whilst also including a double garage and large secluded south facing garden.

The accommodation comprises; entrance porch, cloakroom, hallway, living room, dining room and kitchen/breakfast to the ground floor with landing, three bedrooms, dressing room and bathroom to the first. Externally, this wonderful home is complemented by pretty frontage with paved off street parking, a double length garage to side and a sizeable secluded south facing garden to rear.

The property is also served by gas central heating and offers replacement double glazing where mentioned.



Situated in Woodlands Park in Leigh-on-Sea, this impressive detached house is just a short stroll from nearby woods as well as being within close proximity to schools, station and seafront. Also within easy reach is Leigh's fashionable Broadway and its array of bars, cafés, restaurants and popular boutiques.

With approximately 1,900 sq ft of accommodation, no onward chain and vast potential for extension and improvement, we strongly recommend internal viewings to avoid missing out!

Accommodation Comprises:

Entrance

Entrance door to front into:

Entrance Porch

Fitted carpet, radiator, ceiling light, double glazed opaque windows to front. Door into:

Hallway

Fitted carpet, radiator, ceiling light, stairs rising to first floor with understairs storage cupboard, NEST thermostat. Doors into:



Lounge 20'0 x 10'11

Fitted carpet, radiator, coved cornice, double glazed window to front, double glazed sliding doors leading to garden. Opening into:

Dining Room 13'0 into Bay x 9'0

Fitted carpet, coved cornice, two ceiling lights, double glazed bay window to rear.

Kitchen Breakfast Room 16'0 x 9'11

Vinyl tiled flooring, tiled walls, exposed ceiling beam, down lights, double glazed window to front and rear, double glazed door leading to garden, radiator, laminate rolled edge worksurfaces with fitted wall and base units, appliances



including; space for fridge freezer, dishwasher, washing machine and tumble dryer, integrated double oven and electric four ring hob with extractor over, bowl sink with drainer and taps.

Cloakroom

Vinyl flooring, radiator, ceiling light, WC, wash hand basin with taps, double glazed opaque window to side.

First Floor Landing

Fitted carpet, double glazed window to front, loft access, ceiling light, airing cupboard. Doors into;

Bedroom One 20'0 Max x 19'9 Max

Fitted carpet, two radiators, down lights, fitted wardrobes and storage, double glazed window to front and rear. Door into bedroom three. Opening into:

Walk in Wardrobe

Fitted carpet, radiator, down light, built in wardrobes, double glazed window to rear.

Bedroom Three 10'10 x 9'0

Fitted carpet, radiator, ceiling light, double glazed window to side and rear.



Bedroom Two 10'11 x 10'11

Fitted carpet, radiator, ceiling light, built in wardrobes, double glazed window to front.

Bathroom

Tiled flooring and walls, WC, wash hand basin with taps, bath, walk in shower, radiator, wall mounted mirrored cabinet, two ceiling lights, double glazed window to rear.

Externally

Frontage

Front garden with lawn, shrubs and paved pathway and driveway with space for two cars leading to double length garage.

Garage 32'0 x 12'11

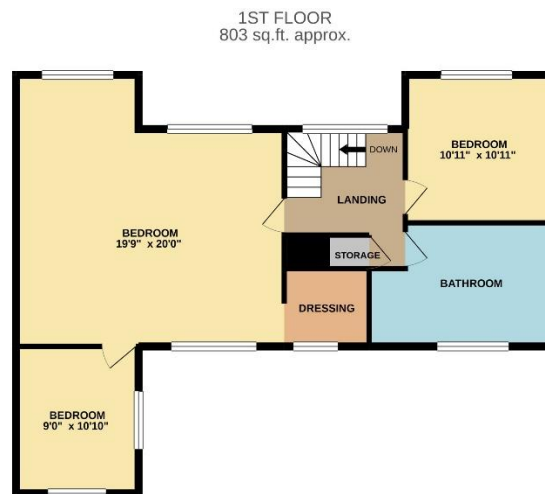
Double length garage with door to garden and double doors to front, power and lighting, two floor to ceiling cupboards, shelving and fully tiled flooring.

Rear Garden

Secluded and well-presented rear garden measuring approximately 65ft with lawn, paved patio, shrubs, greenhouse, side access, lighting, tap.







TOTAL FLOOR AREA : 1847 sq.ft. approx.
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Price: £935,000 Freehold

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