



6 Herschell Road

6 Herschell Road Leigh-on-Sea Essex SS9 3QF

Home Estate Agents are privileged to offer for sale this incredible five bedroom detached character family home, situated in the heart of the Marine Estate and set in large beautiful landscaped gardens with a detached garage and sweeping in and out driveway.

The accommodation comprises; entrance hall, ground floor cloakroom, study, dual aspect lounge with access to the garden plus a fabulous open plan bespoke kitchen & family room which overlooks the gorgeous rear garden. There is also a playroom to the ground floor and a separate utility room.

The first floor benefits from a spacious landing, five well appointed bedrooms including a master bedroom with vaulted ceiling and en suite shower room. There is also a further en suite shower room and a large and luxuriously fitted family bathroom.

Externally the property sits on a wonderful and substantial plot with well maintained gardens surrounding the property including lawned areas and extensive patio areas which take full advantage of the sun. There is also a purpose built garden room.

The front of the property offers a sweeping in and out driveway, allowing off street parking for several vehicles and giving access to a large detached garage.



Situated in Herschell Road, Leigh On Sea, this beautiful period property has been superbly maintained by the current owners and is located in a pretty and highly sought after turning just off Marine Parade. Also close by and within a short stroll is the nearby seafront, parks, woods and mainline railway station- which serves London Fenchurch Street for commuters. Also within walking distance is Leigh's fashionable Broadway and its array of bars, cafés, restaurants and popular boutiques.

Accommodation Comprises

The property is approached via part glazed entrance door leading to:

Entrance Hall 26'6 x 5'10

With stairs leading to the first floor landing with under stairs storage cupboard, additional built-in storage cupboard, engineered wood flooring, smooth plastered ceiling with inset spotlighting, two vertical radiator, glazed doors to kitchen, further doors to accommodation off.

Ground Floor Cloakroom 5'4 x 2'3

Modern two piece suite comprising; low level WC, wall mounted wash hand basin with tiled splash backs.

Study 11'3 x 8'1

Double glazed lead light window to front and side aspects, carpeted, bespoke fitted shelving, built-in cloaks cupboard, radiator.



Playroom 9'4 x 8'3

Double glazed window and door to side aspect, engineered wood flooring, floor to ceiling bespoke fitted storage cupboards, vertical radiator, door to:

Utility Room 8'9 x 5'1

Double glazed window to side aspect, stainless steel single drainer sink unit with mixer tap, inset into a range of work surfaces with cupboards beneath, matching eye level wall mounted units, tiled flooring, appliance space and plumbing for washing machine and dryer.

First Floor Landing 25'4 x 6'4

Two double glazed lead light windows to front aspect, carpeted, smooth plastered ceiling with inset spotlighting and access to loft space, doors to:

Master Bedroom 14'1 x 12'9 (plus door recess)

A gorgeous master bedroom a 14'2 vaulted ceiling height and with double glazed lead light windows to rear and side aspects, carpeted, smooth plastered ceiling with inset spotlighting, bespoke fitted wardrobes with ample hanging and storage, shelving and drawers, radiator, door to:

En-Suite Shower Room 5'1 x 5'1

Three piece suite comprising; fully tiled shower cubicle, low level WC, wash hand basin with mixer tap, tiled flooring, heated towel rail.

Bedroom Two 15'10 (into bay) x 11'9

Double glazed lead light windows to both side and front aspect with estuary views, carpeted, smooth plastered ceiling, range of fitted floor to ceiling wardrobes with matching cupboards, access to loft space, radiator.

Bedroom Three 15'10 (into bay) x 11'6

Double glazed lead light window to side aspect with estuary glimpses, carpeted, range of fitted wardrobes and storage to the expanse of one wall, smooth plastered ceiling, radiator.

Lounge 26'4 x 15'10 (into bay)

A wonderful main reception room with double glazed lead light windows to both front and side aspects, engineered wood flooring with under floor heating, exposed beams with smooth plastered ceiling and inset spotlighting, integrated log burner into chimney breast, two double glazed doors to the side garden.

Open Plan Kitchen & Family Room 27'9 x 16'5

A beautiful dual aspect room with large double glazed bi folding doors to both rear and side aspect giving access to the rear garden. The kitchen is fitted to include a modern sink unit with mixer tap, inset into a range of honed granite work surfaces with cupboards and drawers beneath, integrated dishwasher, bin storage, wine fridge, range master cooker with fitted extractor hood above, further bespoke fitted floor to ceiling storage, engineered wood flooring with under floor heating, central island with seating around, smooth plastered ceiling with inset spotlighting, door to play room.



Bedroom Four 12'3 x 12'3 (reducing to 9'4)

Double glazed lead light window to rear aspect, carpeted, smooth plastered ceiling, radiator, door to:

En-Suite Shower Room 8'5 x 2'8

Three piece suite comprising; fully tiled shower cubicle, low level WC, wall mounted wash hand basin with mixer tap, tiled flooring, heated towel rail.

Bedroom Five 13'5 x 8'1

Double glazed lead light window to front aspect, carpeted, range of fitted wardrobes, smooth plastered ceiling, radiator.

Family Bathroom 11'4 x 7'10

A beautifully appointed bathroom with two double glazed obscure lead light windows to side aspect, luxury fitted five piece suite comprising; floor standing bath with mixer tap with shower attachment, low level WC, fully tiled shower cubicle, twin wash hand basins with mixer taps and vanity storage beneath, fully tiled to surrounding walls, tiled flooring, smooth plastered ceiling with inset spotlighting, heated towel rail.

Externally

Rear Garden

The property stands on a generous sized rear garden which extends round to the side of the property. To the immediate rear there is a raised deck area with steps down to the remainder of the garden which is laid to lawn with attractive paved patio areas creating a wonderful space for outside dining and entertaining. Outside lighting and water tap. There is a further patio area to the side with gates to the front, established flower beds, greenhouse, garden shed, concealed screening to the rear and access to both the garden room and garage.

Garden Room 16'3 x 12'7

With double glazed French doors, power and lighting connected, access to a cloakroom which measures 5' x 2'11 with wash hand basin and low level WC.

Front Garden

The property benefits from a sweeping in and out driveway allowing off street parking for several vehicles and which also gives access to:

Detached Garage 18'5 x 10'4

With electrically operated door, power and lighting connected, personal door to garden.











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Guide Price £1,699,950 Freehold

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