



29 The Drive

29 The Drive Westcliff-on-Sea Essex SS0 8PL

Home Of Leigh are privileged to offer for sale this beautifully appointed six/seven bedroom detached house, standing on a generous size west backing plot situated in the heart of the Chalkwell Hall Estate. The cleverly thought out living accommodation is spread out over three floors comprising to the ground floor; entrance porch, entrance hall, ground floor cloakroom, formal living room, sitting room, snug and a stunning open plan kitchen/family room which overlooks the rear garden with a separate utility room.

To the first floor there is a bright and airy first floor landing, an impressive master suite complete with a large dual aspect double windows affording estuary views, a separate fully fitted dressing room and en suite shower room. There is also a family bathroom to this floor along with four further bedrooms, one of which benefits from an en suite shower room, whilst to the top floor there are two further double bedrooms and another en suite shower room.

Externally the property sits on a large west backing plot with a mature rear garden including a wonderful patio area to enjoy the evening sun, whilst to the front there is ample parking facilities with access to an integral garage as well as the added benefit of solar panels.



Situated on The Drive, a highly sought-after residential road in the heart of the 'Chalkwell Hall Estate' in Westcliff-on-Sea, this exceptional detached house is within immediate proximity of nearby seafront, local park and mainline railway station - serving London Fenchurch Street for commuters. Also within a short stroll is Leigh-on-Sea's fashionable Broadway and its array of bars, cafés, restaurants and popular boutiques. The property also falls within catchment for Chalkwell Hall Schools.

Accommodation Comprises

The property is approached via double glazed French doors leading to:

Entrance Porch 12'2 x 2'9

Double glazed windows to front aspect, tiled flooring, smooth plastered ceiling with inset spotlighting, further part glazed door leading to:

Entrance Hall 14'7 x 10'6

A great size entrance hall with double glazed windows to front aspect, stairs leading to the first floor accommodation with understairs storage cupboard,

wood flooring throughout, built in cloaks cupboard, smooth plastered ceiling with inset spotlighting, radiator. Doors to:

Ground Floor Cloak Room 4'6 x 3'5

Double glazed obscure windows to front and side aspect, modern two piece suite comprising low level WC and wash hand basin with mixer tap, wood flooring, smooth plastered ceiling with inset spotlighting.

Lounge 19'2 x 11'7

Double glazed window to front aspect, wood flooring, feature fireplace with electric flame effect fire, coved cornice to smooth plastered ceiling with inset spotlighting, radiator. Steps up to:

Sitting Room 13'1 x 12'1

Double glazed bay window to rear aspect overlooking the rear garden and additional double glazed French doors to side, continuation of wood flooring, coved cornice to smooth plastered ceiling, radiator, door to utility room.



Open Plan Kitchen & Breakfast Room 21'1 x 18'1 < 15'5

A fabulous west facing kitchen with double glazed bay window to rear aspect with central French doors leading out to the garden, further double glazed window to rear. The kitchen is fitted to include a one and a quarter bowl sink unit with Quooker hot tap with cold filtered water in addition to a waster disposal system inset into a range of Quartz worksurfaces with an abundance of cupboards and drawers beneath, built in NEFF double oven with matching five ring gas hob and extractor hood above, further range of matching eye level wall mounted units with concealed lighting beneath, integrated full height fridge, integrated under counter freezer, integrated dishwasher, integrated Siemens wine fridge, central island with stool seating around and matching worktops with integrated cupboards and drawers beneath, an adjacent bespoke fitted seating area, wood flooring, smooth plastered ceiling with inset spotlighting, two radiators. Open plan to:

Snug 11'1 x 9'9

Double glazed bay window to front aspect, continuation of wood flooring, smooth plastered ceiling with inset spotlighting, radiator.



Utility Room 10'2 x 8'1

Double glazed window and door to rear garden, integrated fridge and separate freezer, appliance space and plumbing for concealed washing machine and dryer, additional storage, Butler sink with mixer tap, tiled flooring, door to garage.

First Floor Landing 18'3 x 12'1 < 6'5

Double glazed window to front aspect, carpeted, smooth plastered ceiling with inset spotlighting, radiator, stairs leading to second floor accommodation. Doors to:

Master Bedroom

Bedroom Area 18'6 plus depth of wardrobe x 12'1

A fabulous dual aspect master bedroom with double glazed bay window to rear aspect and additional double glazed window to side with bespoke fitted Plantation shutters and offering wonderful estuary views, carpeted, range of fitted floor to ceiling wardrobes, coved to smooth plastered ceiling with inset spotlighting, two radiators..

Dressing Room 11'5 x 9'8 plus depth of wardrobe

Range of floor to ceiling fitted mirror fronted wardrobes, carpeted, additional built in storage cupboard, smooth plastered ceiling with inset spotlighting, radiator, open plan to bedroom area. Door to:

En-Suite 7'6 x 6'7

Modern three piece suite comprising fully tiled shower cubicle, low level WC, wash hand basin with mixer tap, smooth plastered ceiling with inset spotlighting, heated towel rail.

Bedroom Two 13'5 plus depth of wardrobe x 10'7

Double glazed bay windows to rear aspect, carpeted, range of fitted wardrobes, smooth plastered ceiling, picture rail, radiator.

Bedroom Three 10'1 x 9'5 into door recess

Double glazed window to front aspect, carpeted, smooth plastered ceiling, picture rail, radiator, built in wardrobe cupboard. Door to:

En-Suite Shower Room 7'7 x 6'1

Double glazed obscure window to front aspect, modern three piece suite comprising fully tiled shower cubicle, low level WC, wash hand basin with mixer tap and cupboard beneath, tiled flooring, smooth plastered ceiling with inset spotlighting, heated towel rail.

Study/Bedroom Four 9'4 x 8'3 plus depth of wardrobe

Double glazed window to rear aspect, carpeted, range of fitted floor to ceiling wardrobes, airing cupboard housing boiler, smooth plastered ceiling, radiator.

Bedroom Five 9'1 x 9'1

Double glazed window to front aspect with estuary glimpses, carpeted, smooth plastered ceiling, radiator.

Family Bathroom 8'8 x 5'1

Double glazed window to side aspect with bespoke fitted Plantation shutters, modern suite comprising bath with mixer tap and shower over, wash hand basin with mixer tap and vanity unit beneath, low level WC, tiled flooring, smooth plastered ceiling with inset spotlighting, heated towel rail.

Second Floor Accommodation

Second Floor Landing

Double glazed window to rear aspect with estuary views, carpeted, smooth plastered ceiling with inset spotlighting. Doors to:

Bedroom Six 18'1 < 11'1 x 10'5

Double glazed window to rear aspect with estuary views and adjacent double glazed French doors to Juliet balcony, two Velux windows to front offering estuary views, carpeted, built in eaves storage and additional drawers, smooth plastered ceiling with inset spotlighting. Door to:

En-Suite Shower Room 7'3 x 4'5

Double glazed obscure window to rear aspect, three piece suite comprising fully tiled walk in shower cubicle, low level WC, wash hand basin with vanity drawers beneath and mixer tap, tiled flooring, smooth plastered ceiling with inset spotlighting, heated towel rail.

Bedroom Seven 11'6 x 9'2

Double glazed window to rear aspect with estuary views, carpeted, built in storage cupboard and additional fitted drawers and cupboards, smooth plastered ceiling with inset spotlighting, Velux window to front.

Externally

Rear Garden

The property benefits from a great size west backing rear garden which commences with an attractive porcelain tiled patio area to the immediate rear, creating a wonderful space for outside dining and entertaining. The remainder of the garden is mainly laid to lawn with raised borders and mature trees, further decking to the rear with summer house, side access to the front.

Front Garden

The front of the property is mainly paved providing off street parking for several vehicles giving access to the garage.

















Price £1,350,000 Freehold

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HP1222 Printed by Ravensworth 01670 713330