



17 Alexandra Road, Benfleet, Essex, SS7 1JS

Guide Price £850,000 Freehold



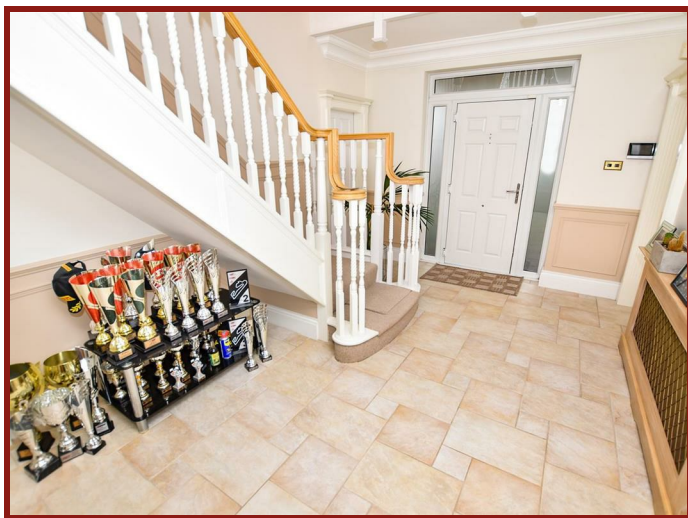
**COUNTRYSIDE
ESTATES**

17 Alexandra Road, Benfleet, Essex, SS7 1JS

AN IMPRESSIVE GEORGIAN STYLE FAMILY HOME SITUATED WITHIN MINUTES OF BENFLEET HIGH ROAD & BENFLEET STATION FOR THE c2c LINE TO LONDON FENCHURCH STREET. Offering spacious accommodation with large front to back lounge and dining room, kitchen/breakfast room, utility and reception room. To the first floor five double bedrooms, en-suite to principle bedroom and jack & jill family bathroom.

Externally, gated private driveway providing ample off street parking for numerous vehicles, landscaped rear garden with block paved patio and lawned areas plus a detached double garage.

Guide Price : £850,000 - £875,000







Accommodation

Composite entrance door opening to:

Impressive Entrance Hall

17'1 x 10'2 (5.21m x 3.10m)

Upvc double glazed obscure glazed side panels to front, tiled flooring, coved smooth plastered ceiling, half panelled walls, radiator with decorative cover, turned spindle staircase leading to first floor galleried landing.

Spacious Lounge/Dining Room

34'10" x 16'4" > 11'11 (10.62m x 4.98m > 3.63m)

Lounge Area

19'5 x 16'3 (5.92m x 4.95m)

Upvc double glazed French doors with glazed side panels leading out to rear garden, upvc double glazed window to side aspect, carpet, coved smooth plastered ceiling, central feature fireplace with limestone surround and inset gas fire, radiators with decorative covers, TV and power points. Open archway with column piers to dining area.

Dining Area

15'9 x 11'11 (4.80m x 3.63m)

Upvc double glazed sash windows to front aspect, carpet, coved smooth plastered ceiling, radiators with decorative covers, TV and power points. Open archway with column piers to lounge area.

Reception Room

14'10 x 11'10 (4.52m x 3.61m)

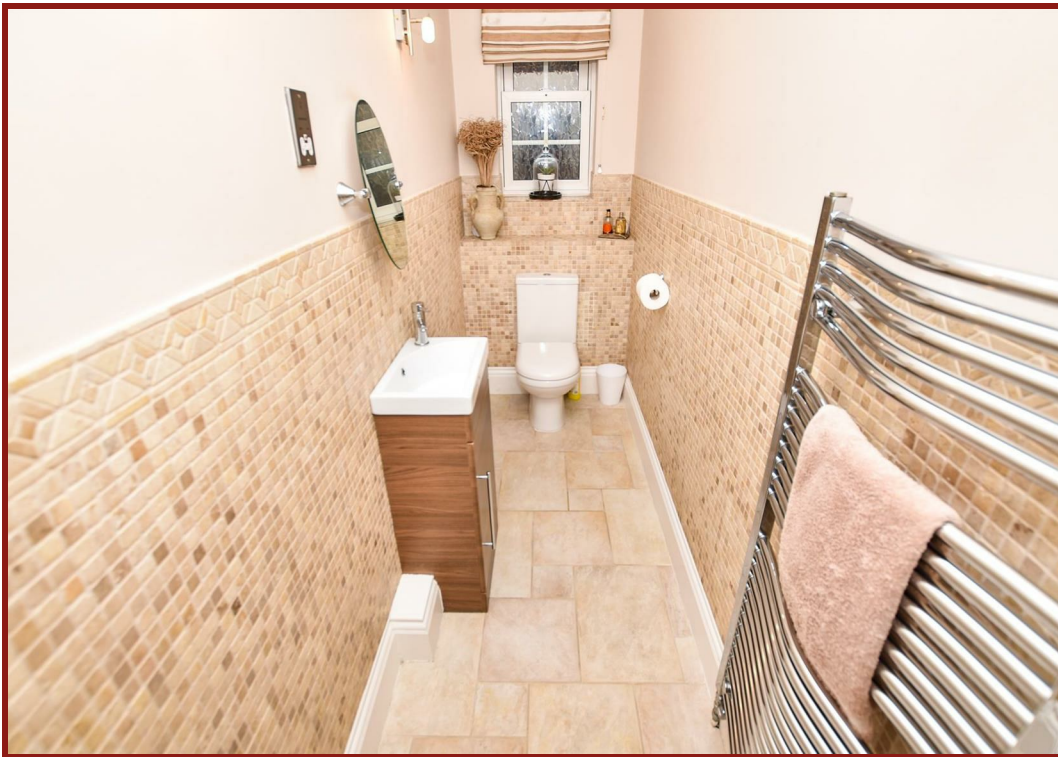
Upvc double glazed sash windows to front aspect, carpet, coved smooth plastered ceiling, radiators, TV and power points.

Kitchen/Breakfast Room

18'2" x 15'1" > 7'1 (5.54m x 4.60m > 2.16m)

Upvc double glazed sash windows to both rear and side aspects, tiled flooring, coved smooth plastered ceiling with inset spotlights, regency style fitted kitchen with granite worktops and inset plinth LED lighting, inset stainless steel one and half sinks with chrome mixer tap, separate fresh water tap and water softener, integrated appliances comprising AEG five ring gas hob with extractor fan over, NEFF double ovens/microwave combi, fridge and freezer, dishwasher and wine cooler. Wooden undercounter breakfast bar, radiator, TV and power points.





Utility Room

7'5 x 5'8 (2.26m x 1.73m)

Composite part glazed door leading to rear garden, tiled flooring, smooth plastered ceiling, fitted base units and granite worktop matching kitchen, tiled splash back, inset stainless steel one and half sinks with chrome mixer tap, space for washing machine, floor Worcester boiler, radiator and power points.

Ground Floor Cloakroom

Upvc double glazed obscure sash window to side aspect, tiled flooring smooth plastered ceiling, half tiled walls, vanity unit with inset hand wash basin and chrome mixer tap, close coupled W.C, wall mounted chrome heated towel rail.

Galleried Landing

22'2 x 10'4 (6.76m x 3.15m)

Upvc double glazed french doors leading out to front balcony with far fetching views, carpet, coved smooth plastered ceiling, half paneled walls, two radiators with decorative covers, airing cupboard, power points. Doors leading to:

Principle Bedroom

16'8 x 11'10 (5.08m x 3.61m)

Upvc double glazed sash windows to front aspect, carpet, smooth plastered ceiling with inset spotlights, radiator, TV and power points.

En-Suite

11'11" x 9'3" (3.63m x 2.82m)

Upvc double glazed obscure sash window to side aspect, tiled flooring, coved smooth plastered ceiling with inset spotlights, half tiled walls, large circular jacuzzi bath with tiled surround, spacious shower with glass sliding doors and rainfall shower head, vanity unit with inset hand wash basin and matt black chrome mixer tap, electric shaver point, close coupled W.C, radiator.

Bedroom Two

14'3 x 11'10 (4.34m x 3.61m)

Upvc double glazed sash windows to rear aspect, carpet, smooth plastered ceiling, radiator, TV and power points. Access to loft via hatch with pull down ladder.

Jack & Jill Bathroom

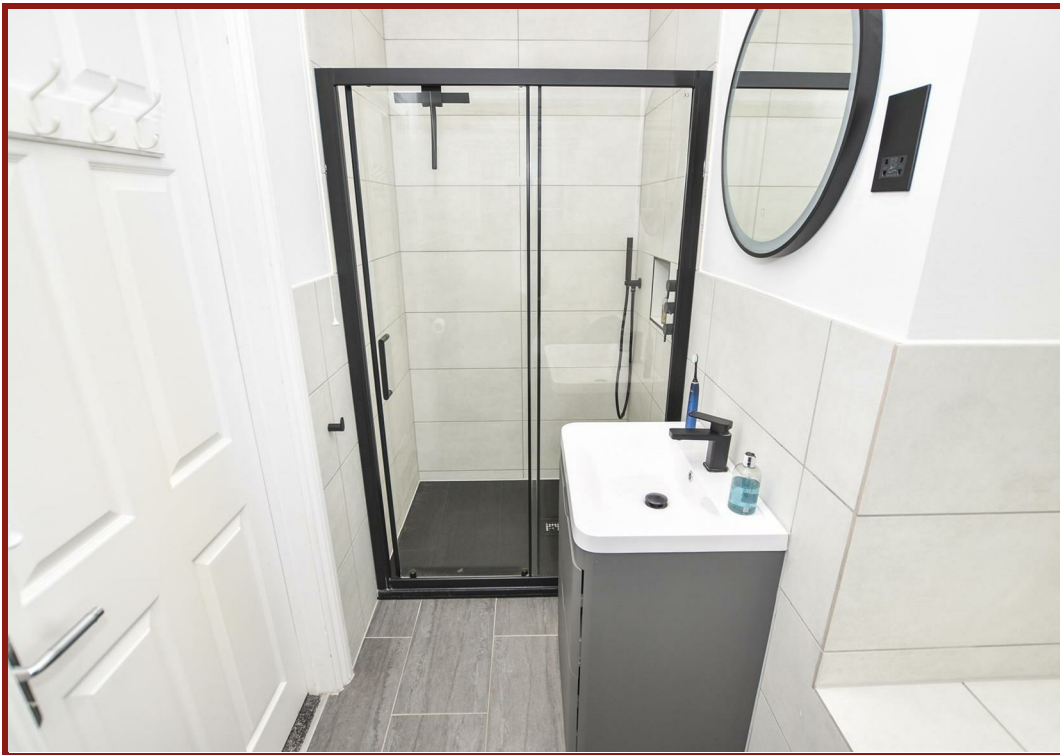
Upvc double glazed obscure window to side aspect, tiled flooring, coved smooth plastered ceiling, traditional roll top free standing bath with chrome tap, wet room walk-in shower with glass screen and rainfall shower head, vanity unit with inset hand wash basin and chrome mixer tap, concealed cistern W.C, chrome heated towel rail/radiator.

Bedroom Three

12'0 x 11'11 (3.66m x 3.63m)

Upvc double glazed sash windows to both front and side aspect, carpet, smooth plastered ceiling, radiator, TV and power points.





Bedroom Four

13'3" > 7'4 x 11'11 (4.04m > 2.24m x 3.63m)

Upvc double glazed sash windows to rear aspect, carpet, smooth plastered ceiling, radiator, TV and power points.

Bedroom Five

10'4 x 9'4 (3.15m x 2.84m)

Upvc double glazed sash windows to rear aspect, carpet, smooth plastered ceiling, radiator, TV and power points.

Rear Garden

60" x 42" (18.29m x 12.80m)

Landscaped into three tiers commencing with block paved patio, stepping up to lawned area with raised sleeper flower beds, custom built wooden shed, external lighting, power points and water tap.

Detached Garage

18'8 x 17'1 (5.69m x 5.21m)

Insolated space saver roller shutter garage door, lighting and power points.

Front Garden

High walled frontage with wrought iron railings, landscaped front garden with lawned and flower beds, winding stairs leading to front porch, sliding wrought iron gates with intercom system leading to block paved driveway providing ample off street parking for numerous vehicles in addition to the detached garage.

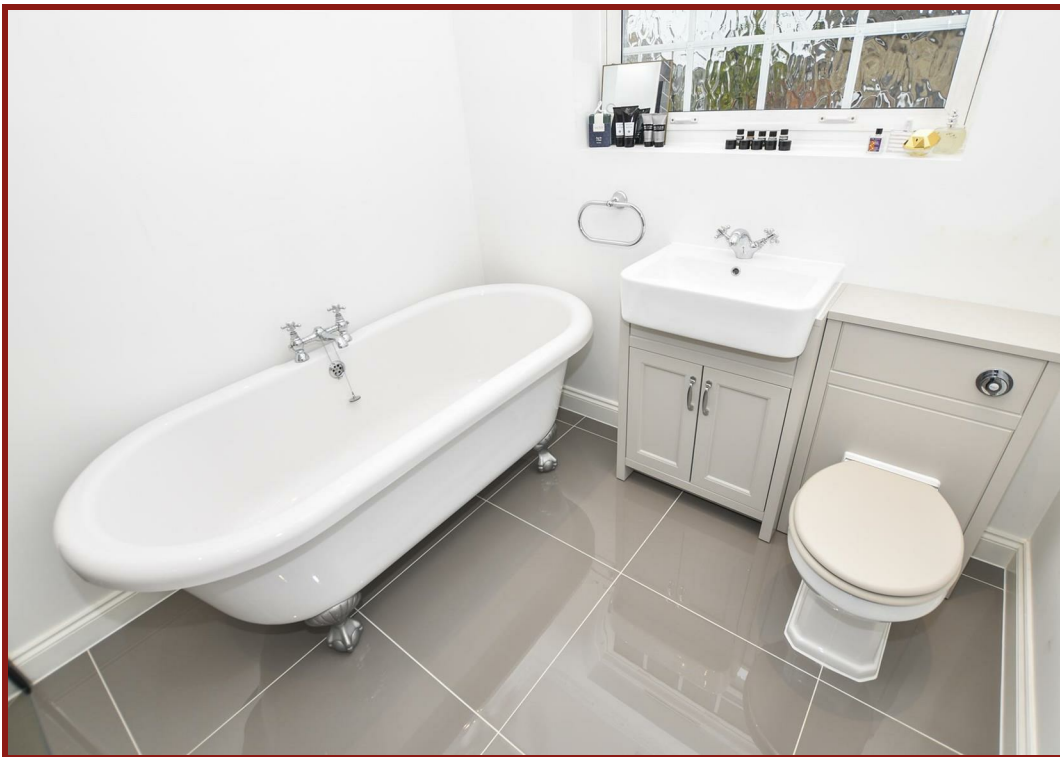
Agents Notes

The property in fully alarmed and CCTV.

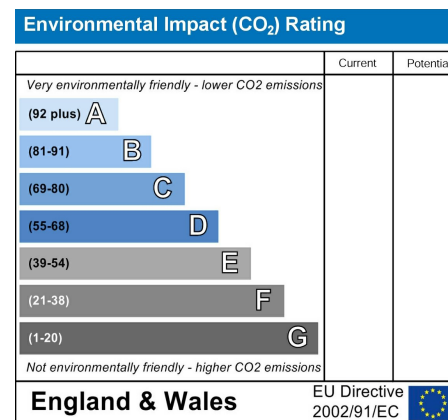
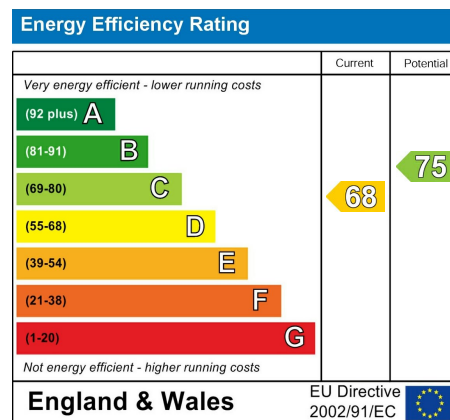
Council Tax

BAND G Castle Point Borough Council





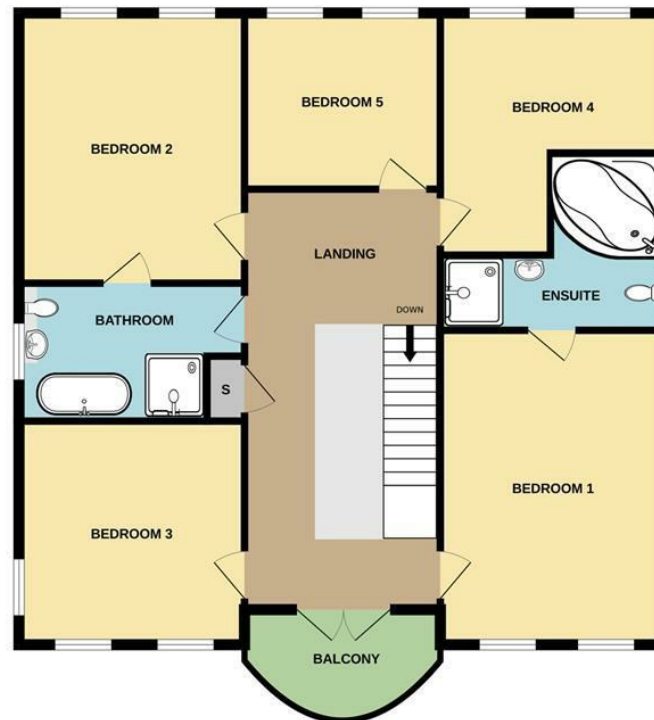




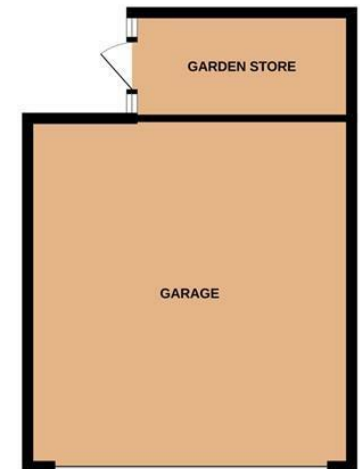
Ground Floor
1117 sq.ft. (103.7 sq.m.) approx.



1st Floor
1122 sq.ft. (104.3 sq.m.) approx.



Garage
380 sq.ft. (35.3 sq.m.) approx.



epcsinessex

TOTAL FLOOR AREA : 2619 sq.ft. (243.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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TEL: 01268 755555 EMAIL: benfleet@countrysideestates.co.uk

www.countrysideestates.co.uk



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