



SCRATTON ROAD  
 TOTAL FLOOR AREA: 1021 sq.ft. (94.9 sq.m.) approx.  
 Whilst every attempt has been made to ensure the accuracy of the floorplans contained herein, measurements of doors, windows, stairs and any other items for 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 the prospective purchaser. The services, systems and equipment shown hereon are not intended to be guaranteed as to their operability or efficiency can be given. Make your own checks.

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**Scratton Road, Stanford-Le-Hope, Essex, SS17 0NZ | £384,950**

- 3 Bedroom Semi Detached Extended House
- Separate Lounge & Dining Room
- Ground Floor W.C
- Spacious Kitchen
- Large Garden
- No Onward Chain



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A Charming, Extended, Character, period built home, located within walking distance of Train Station, Park, shops and schools. 3 Bedrooms, 2 reception rooms, spacious kitchen, ground w.c , large garden, parking and offered with No Onward Chain.

Nestled in a quaint town setting, this charming period semi-detached house offers a perfect blend of character and modern comforts. Boasting three well-appointed bedrooms, this property exudes a warm and inviting atmosphere. The spacious garden provides an ideal space for outdoor relaxation and entertaining, while the convenience of off-street parking adds to the practicality of this home. The interior is thoughtfully designed, with a seamless flow between the living spaces, creating an inviting ambiance for both daily living and hosting guests. With its desirable location in the heart of the town, residents can enjoy easy access to local amenities, schools, and transport links. This property presents a wonderful opportunity for those seeking a comfortable family home with a touch of traditional charm. Book your viewing today to experience the timeless appeal of this delightful residence.

Room Dimensions :

Entrance Reception Hallway

Lounge 14'4" max x 12'1" (4.37m max x 3.68m)

Dining Room 11'11" x 11' (3.63m x 3.35m)

Kitchen 15'7" x 8'4" max (4.75m x 2.54m max)

Ground W.C 3'2" x 2'10" (0.97m x 0.86m)

Landing

Bedroom 1 16'6" x 11'11" (5.03m x 3.63m)

Bedroom 2 12' x 11'1" (3.66m x 3.38m)

Bedroom 3 12'5" (3.78) > 9'5" (2.87) x 8'5" (2.57) max

Shower Room 5'9" x 5'6" max (1.75m x 1.68m max)

Loft Space

Front Exterior

Off Road Parking

Garden 64' (19.5) < 80' (24.38) approx

