



**ST. BENETS ROAD**  
**SOUTHEND-ON-SEA, SS2 6LF**

**£300,000**  
**FREEHOLD**

\* NO ONWARD CHAIN \* Delightful three bedroom end terraced house boasting beautifully presented interiors and a sizeable, yet low maintenance rear garden. Positioned on the doorstep of Prittlewell Train Station for direct access into Central London. Also within close proximity of well regarded schools and shops.

**RP&C.**  
RICKY, PLANT & CHEN-PORTER

# ST. BENETS ROAD

- Tastefully decorated three bedroom end terraced house
- Sold with no onward chain
- Well sized yet low maintenance rear garden
- Close to a wealth of amenities
- Within 0.1 mile of Prittlewell Train Station for access into Central London
- Easy reach of well regarded schools
- Light-filled accommodation
- A fantastic family home
- Easy Access to Southend Hospital and Priory Park
- View today!



Situated on a highly desirable residential road in the heart of Prittlewell, this stylish three-bedroom end-of-terrace family home offers beautifully maintained accommodation throughout, a generous low-maintenance rear garden, and is available with no onward chain.

The property enjoys an excellent central location just moments from Prittlewell Train Station, providing direct links into London Liverpool Street. A range of local bus routes, popular schools, and everyday amenities are all within easy reach, while Southend High Street and Priory Park are also conveniently nearby.

Inside, the home has been tastefully presented and is ready to move straight into. A bright entrance hall welcomes you into the property, leading to a spacious open-plan lounge and dining area with access out to the rear garden, creating an ideal space for both relaxing and entertaining. The well-appointed separate kitchen is finished to a high standard, while useful understair storage adds further practicality to the ground floor.

Upstairs, the first floor offers two well-proportioned double bedrooms, a comfortable single bedroom, and a contemporary three-piece family bathroom.

To the rear, the property boasts a sizeable garden

designed for easy upkeep, making it perfect for families or those seeking outdoor space without the maintenance. Offering a well-connected setting, this attractive home would be an ideal choice for a wide range of buyers.

## Three bedroom end terraced house

### Entrance hall

### Lounge

### Dining room

### Kitchen

### Stairs to first floor

### Bedroom one

### Bedroom two

### Bedroom three

### Bathroom

### Low maintenance rear garden

## ST. BENETS ROAD





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## ADDITIONAL INFORMATION

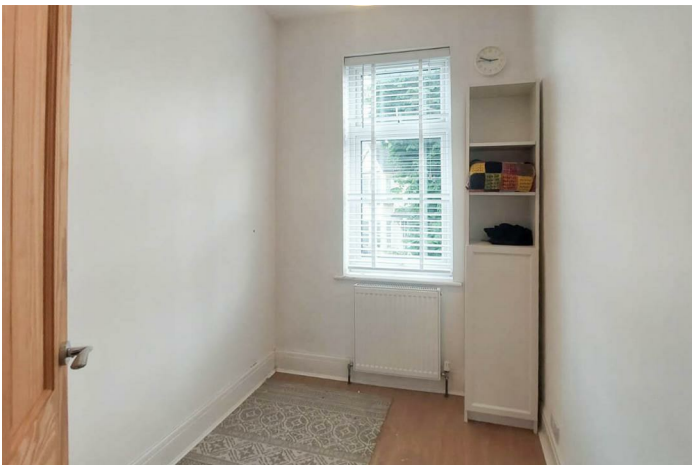
**Local Authority** – Southend

**Council Tax** – Band C

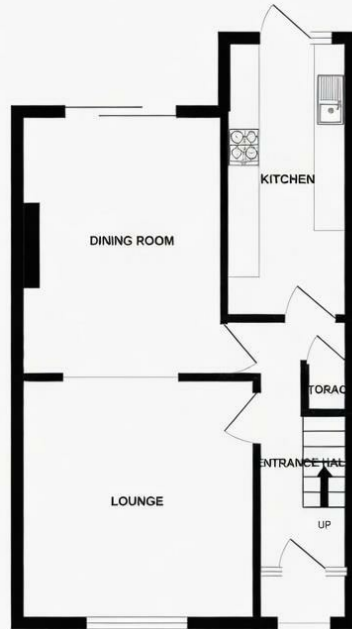
**Viewings** – By Appointment Only

**Floor Area** – sq ft

**Tenure** – Freehold



GROUND FLOOR  
396 sq.ft. (35.5 sq.m.) approx.



1ST FLOOR  
361 sq.ft. (33.5 sq.m.) approx.



TOTAL FLOOR AREA: 747 sq.ft. (69.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the information contained herein, measurements of floors, walls, rooms and any other items are approximate and the responsibility is placed on any buyer, tenant or user of this information. This plan is for information purposes only and should be used for general guidance purposes only. The accuracy, completeness and appropriateness of the information is not guaranteed and the user should verify the information with the agent.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			80
(55-68) D		58	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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