



\*Guide Price £600,000 - £625,000\*

Bear Estate Agents are delighted to bring to the market, with NO ONWARD CHAIN, this fully modernised four bedroom detached home, ideally positioned within the highly sought-after Noak Bridge area. Finished to a very high standard throughout, this impressive property offers spacious, contemporary living perfectly suited to modern family life. The property is conveniently located close to local shops, well-regarded schools and popular bus routes. Basildon and Laindon Railway Stations are both within close proximity, providing direct links into London Fenchurch Street via the C2C rail service. For those commuting by car, the A127 is just a short drive away, offering excellent access into London and beyond.

- No Onward Chain
- Easy Access to the A127
- Open Plan Kitchen (21'6 x 9'7)
- Four Double Bedrooms
- Large West Facing Rear Garden with Bar Area and Side Access on Both Sides
- Easy Access to Railway Stations
- Spacious Lounge (17'4 x 10'6)
- Extended Kitchen/Diner (8'8 x 17'9)
- Three Piece Family Bathroom and Downstairs Shower Room
- Driveway Parking for up to Seven Vehicles and Garage

## Cavendish Way

Basildon

**£600,000**

Price Guide



# Cavendish Way



Internally, the home begins with a welcoming entrance hall which houses the stairs and provides access to the main living areas.

The ground floor has been thoughtfully reconfigured to create a stunning open-plan living space, forming the true heart of the home.

The lounge measures 17'4 x 10'6 and provides a comfortable yet stylish living area, featuring a log burner and offering ample space for relaxing or entertaining while flowing seamlessly into the kitchen space.

The kitchen measures 21'6 x 9'7 and offers an abundance of cupboard space along with quartz worktops, creating a highly practical and well-designed cooking environment. The kitchen also benefits from an under-stair cupboard which is currently utilised as a utility area, adding further convenience.

To the rear, the property has been extended to create a superb kitchen/diner measuring 8'8 x 17'9, centred around a stylish kitchen island, also complete with quartz worktops and set on discreet wheels, allowing for flexible positioning and enhanced versatility, while also providing additional dining and entertaining space. This impressive area is further enhanced by bi-fold doors opening directly onto the rear garden, flooding the room with natural light and creating a seamless indoor-outdoor connection.

The ground floor is further complemented by a modern downstairs shower room, adding practicality for family living.

Moving upstairs, the first-floor landing provides access to four double bedrooms and the family bathroom.

Bedroom One measures 14'0 x 11'0 and is a spacious king sized bedroom, enhanced by a bay window to the front which allows natural light to fill the room, creating a bright and comfortable space.

Bedroom Two measures 12'0 x 9'9 at its maximum dimensions and benefits from two fitted storage cupboards, providing excellent built-in storage while still allowing space for additional furniture.

Bedroom Three measures 10'10 x 7'11 at its maximum dimensions and is another well-proportioned double bedroom, suitable for a variety of uses.

Bedroom Four measures 9'5 x 7'7 and completes the accommodation, offering a versatile space ideal as a bedroom, nursery or home office.

The first floor is completed by a modern three-piece bathroom suite, comprising a shower-over-bath, toilet and wash hand basin.

Externally, the home continues to impress with a large west-facing rear garden, benefiting from side access on both sides of the property and providing an excellent outdoor space for relaxing or entertaining.

The garden also features a dedicated bar area, creating a fantastic social space ideal for hosting friends and family.

To the front of the property there is driveway parking for up to seven vehicles, along with a garage which can also be accessed from the garden, adding further practicality.

This beautifully finished home offers spacious, modern living, excellent outdoor space and a highly desirable location, making it a fantastic opportunity for families seeking a high-quality property ready to move

straight into.

Council Tax Band: E (£2624.49)

AML Checks - All buyers interested in purchasing a property through us are required to complete an Anti-Money Laundering (AML) check. A non-refundable fee of £30 + VAT per buyer in the transaction will apply. This fee must be paid before proceeding with the purchase.

**Guide Price: £600,000 - £625,000...**

**No Onward Chain**

**Four Bedroom Detached House**

**Located in the Sought After Noak Bridge Area**

**Close to Shops Schools and Bus Routes**

**Easy Access to Railway Stations**

**Direct Links to London Fenchurch Street**

**Easy Access to the A127**

**Spacious Lounge (17'4 x 10'6)**

**Open Plan Kitchen (21'6 x 9'7)**

**Extended Kitchen/Diner (8'8 x 17'9)**

**Bedroom One (14'0 x 11'0)**

**Bedroom Two (12'0 x 9'9 Max)**

**Bedroom Three (10'10 x 7'11 Max)**

**Bedroom Four (9'5 x 7'7)**

**Three Piece Family Bathroom**

**Downstairs Shower Room**

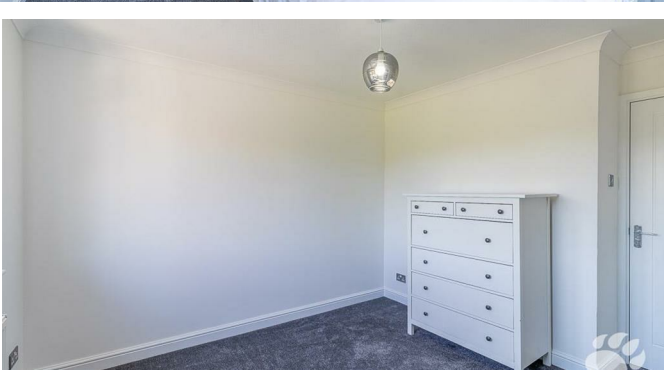
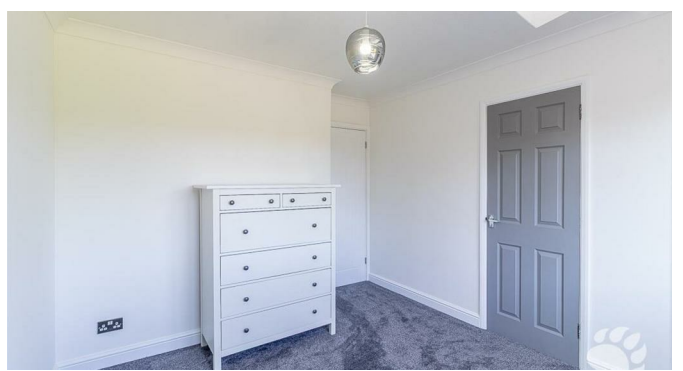
**Large West Facing Rear Garden**

**Garden Bar Area**

**Side Access on Both Sides**

**Driveway Parking for up to Seven Vehicles**

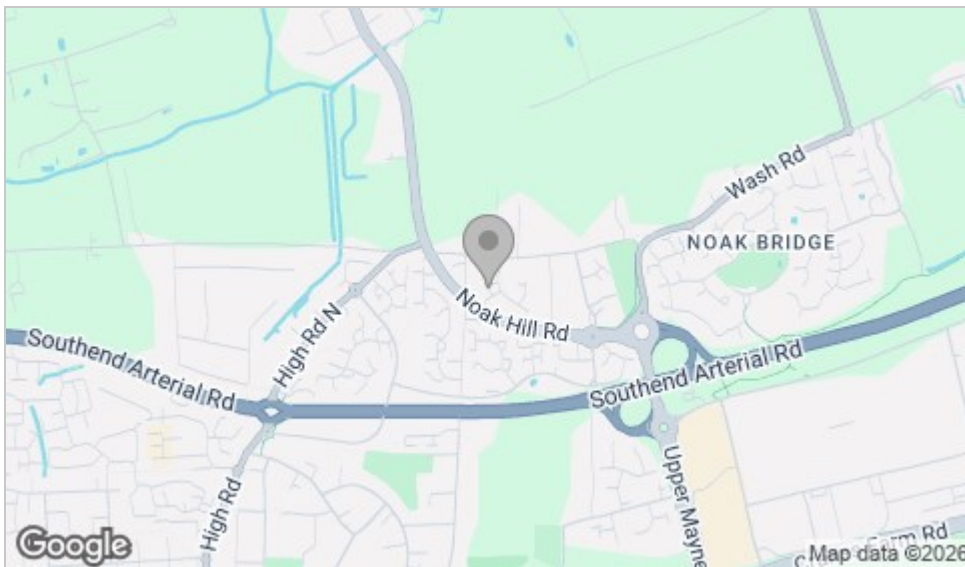
**Garage with Garden Access**



# Floor Plan



# Area Map



# Viewing

Please contact our Basildon Office on 01268 661215 if you wish to arrange a viewing appointment for this property or require further information.

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# Energy Efficiency Graph

