

# bear

*Estate Agents*



Bear Estate Agents are pleased to bring to the market, with NO ONWARD CHAIN, this fully refurbished three bedroom terraced home, ideally positioned within the highly sought-after Lee Chapel South area and offering stylish accommodation throughout, ready for a new owner to move straight into. The property is conveniently located close to local shops, well-regarded schools and popular bus routes, including the highly regarded Lee Chapel Primary School. Basildon Town Centre is within close proximity, whilst Basildon Railway Station is approximately 0.6 miles away, providing direct links into London Fenchurch Street via the C2C rail service. For those travelling by car, the A13 and A127 are both easily accessible, offering convenient routes into London and beyond.

- NO ONWARD CHAIN
- Located in the Popular Lee Chapel South Area
- Close to Highly Regarded Lee Chapel Primary School
- 0.6 Miles to Basildon Railway Station
- Spacious Lounge/Diner (20'4 x 11'0 Max)
- Kitchen (13'8 x 6'10)
- Bedroom One (10'7 x 10'1 Max)
- Bedroom Two (9'4 x 8'5)
- Bedroom Three (9'5 x 8'7 Max)
- On Street Parking Available

## Cross Green

Basildon

**£300,000**

Offers Over



# Cross Green



Internally, the home begins with an entrance hall which houses the stairs to the first floor.

The lounge/diner measures 20'4 x 11'0 at its maximum dimensions and provides a bright and spacious living area. Large windows to both the front and rear allow natural light to flood the room throughout the day, creating an inviting space with ample room for both lounge and dining furniture.

The kitchen measures 13'8 x 6'10 and offers a practical and well-arranged cooking environment. The room benefits from ample storage and preparation space, whilst also housing a useful under-stair storage cupboard, helping to maximise practicality.

Moving upstairs, the first-floor landing hosts an airing cupboard and provides access to all rooms on this level.

Bedroom One measures 10'7 x 10'1 at its maximum dimensions and is a well-proportioned double bedroom, offering ample room for a range of bedroom furniture.

Bedroom Two measures 9'4 x 8'5 and is another comfortable bedroom, ideal for family members, guests or those working from home.

Bedroom Three measures 9'5 x 8'7 at its maximum dimensions and provides excellent versatility, making it suitable as a bedroom, nursery or home office.

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

The property further benefits from owned solar panels, helping to improve energy efficiency and reduce running costs.

Externally, the home benefits from a shared rear garden with rear access, providing an enjoyable outdoor space to relax and unwind. Parking is available via on-street parking nearby.

Overall, this beautifully refurbished home combines modern living, energy-efficient features and a highly desirable location, making it an excellent purchase for a range of buyers.

Council Tax Band: B (£1670.13)

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 £50 + VAT per buyer in the transaction will apply. This fee must be paid before proceeding with the purchase.

**NO ONWARD CHAIN**

## Three Bedroom Terraced House

**Located in the Popular Lee Chapel South Area**

**Close to Shops Schools and Bus Routes**

**Close to Highly Regarded Lee Chapel Primary School**

**Close Proximity to Basildon Town Centre**

**0.6 Miles to Basildon Railway Station**

**Direct Links to London Fenchurch Street**

**Easy Access to the A13 and A127**

**Spacious Lounge/Diner (20'4 x 11'0 Max)**

**Kitchen (13'8 x 6'10)**

**Bedroom One (10'7 x 10'1 Max)**

**Bedroom Two (9'4 x 8'5)**

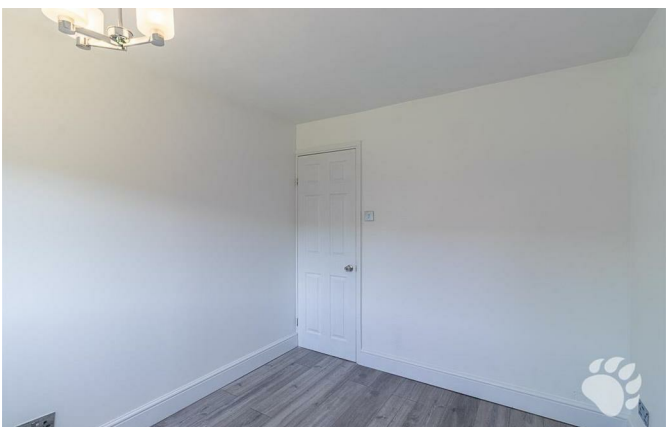
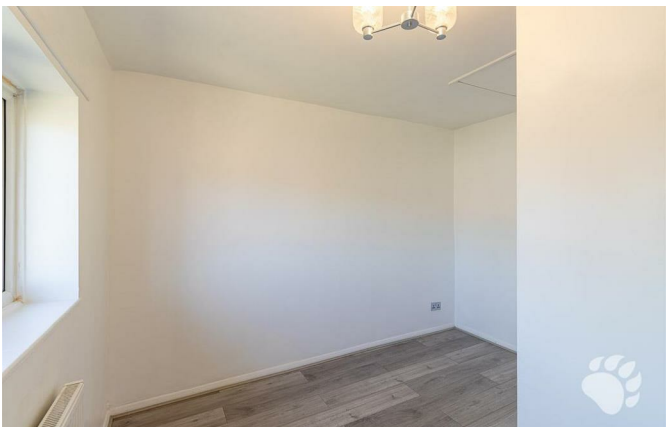
**Bedroom Three (9'5 x 8'7 Max)**

**Modern Three Piece Bathroom Suite**

**Owned Solar Panels**

**Shared Rear Garden with Rear Access**

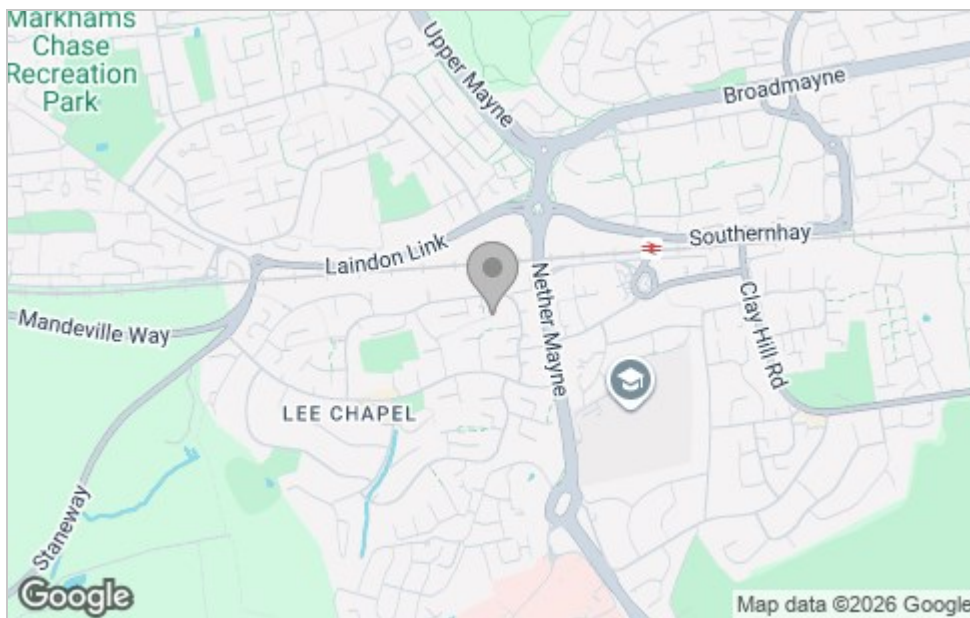
**On Street Parking Available**



# 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.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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# Energy Efficiency Graph

