



\* £500,000 - £525,000 \* No Onward Chain \* This beautifully refurbished semi-detached house offers spacious and versatile family accommodation, a generous rear garden and off-street parking. Positioned on Cotswold Road in Westcliff-on-Sea, the property is ideally located for excellent schools, transport links and the seafront.

- Refurbished Semi-Detached House with No Onward Chain
- Dining Room with French Doors
- Utility Room and Ground Floor Shower Room
- Large Three Piece Family Bathroom
- Off-Street Parking
- Bay Fronted Lounge
- Modern Fitted Kitchen
- Four Bedrooms
- Spacious Rear Garden with Side Access
- Sought-after Westcliff-on-Sea Location

## Cotswold Road

Westcliff-on-Sea

**£500,000**

Guide Price





The home is accessed via a porch and welcoming entrance hall, leading to a bay fronted lounge and a dining room with French doors opening onto the rear garden. A modern fitted kitchen is complemented by an inner lobby with sink unit, a dual aspect utility room and a convenient ground floor shower room. Upstairs, the landing provides access to a bay fronted master bedroom, two further double bedrooms, a dual aspect single bedroom and a large three piece family bathroom. Externally, the property benefits from a spacious rear garden, side access, off-street parking for one vehicle, double glazing and gas central heating throughout. The house has been recently refurbished, creating a stylish and well-presented home.

Situated on Cotswold Road in Westcliff-on-Sea, the property falls within the catchment of Barons Court Primary School, Milton Hall Primary School and Nursery and Belfairs Academy, while also being close to highly regarded grammar schools. The location offers easy access to local amenities, the seafront, Chalkwell Park, bus links, London Road and Westcliff Train Station, making it ideal for families and commuters alike.

#### **Four Bedroom Semi-Detached House**

##### **Porch**

##### **Entrance Hall**

13'5 x 9'0

##### **Lounge**

16'2 x 12'7

##### **Dining Room**

13'1 x 11'6

##### **Kitchen**

10'2 x 9'9

##### **Inner Lobby**

13'1>3'0 x 7'10>2'8

##### **Utility Room**

11'8 x 7'9

##### **Three Piece Shower Room**

9'0 x 5'1

##### **Landing**

18'1 x 10'6

##### **Bedroom One**

13'9 x 12'7

##### **Bedroom Two**

13'2 x 11'1

##### **Bedroom Three**

9'4 x 9'0

##### **Bedroom Four**

9'7 x 8'4

##### **Three Piece Bathroom**

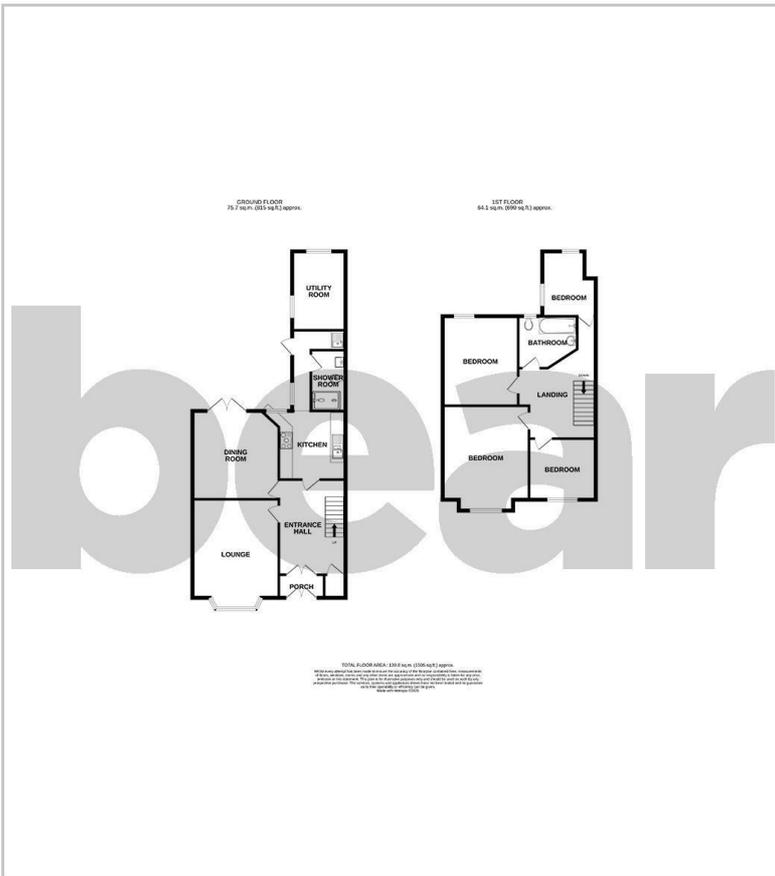
8'8 x 7'8

##### **Garden**

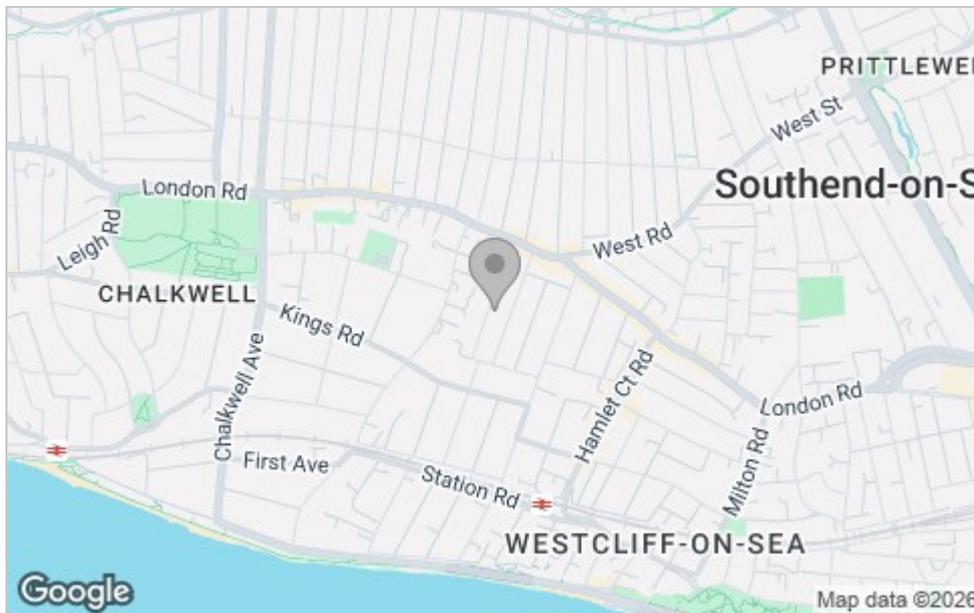
##### **Off-Street Parking**



## Floor Plan



## Area Map



## Viewing

Please contact our Southend-on-Sea Office on 01702 811211 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.

204 Woodgrange Drive, Southend-on-Sea, Essex, SS1 2SJ

Office: 01702 811211 [info@bearestateagents.co.uk](mailto:info@bearestateagents.co.uk) <https://www.bearestateagents.co.uk>

## Energy Efficiency Graph

