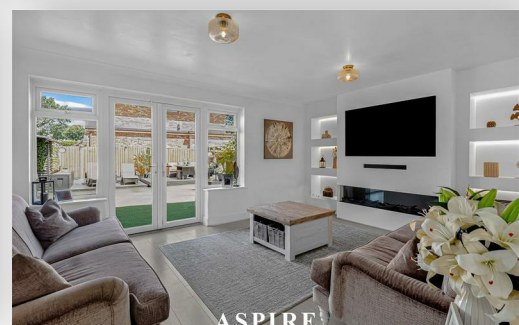
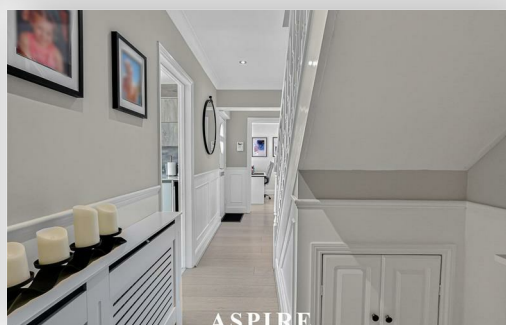
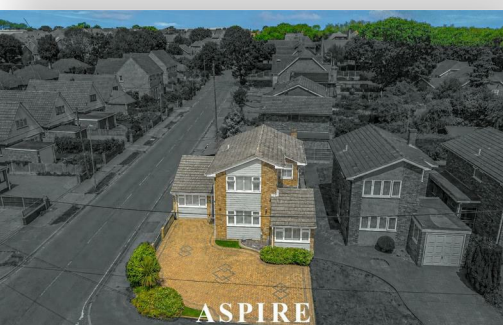


To arrange a viewing contact us
today on 01268 777400



Cheapside West, Rayleigh £650,000

Aspire are pleased to present this modern and stylish family home, having been heavily refurbished throughout with high-quality finishes and a versatile layout ideal for modern family living.

This beautifully presented home offers excellent flexibility, with multiple rooms that can be adapted to suit a variety of needs, making it perfect for multi-generational living, growing families, or those simply seeking extra reception space.

The ground floor features a newly fitted modern kitchen/dining room, finished to a high standard and complete with quality SMEG appliances, special hot tap, a breakfast bar, and ample space for family dining. The living room provides a cosy yet contemporary space, complete with a stylish media wall and French doors opening directly onto the rear garden.

Also to the ground floor is a spacious additional room, currently used as a bedroom, benefitting from bi-folding doors and offering fantastic versatility as a guest bedroom, second reception room, playroom, or entertaining space. There is also a separate home office/playroom and a convenient downstairs WC.

Upstairs, the property offers three well-proportioned bedrooms and a large modern shower room, again finished to an excellent standard.

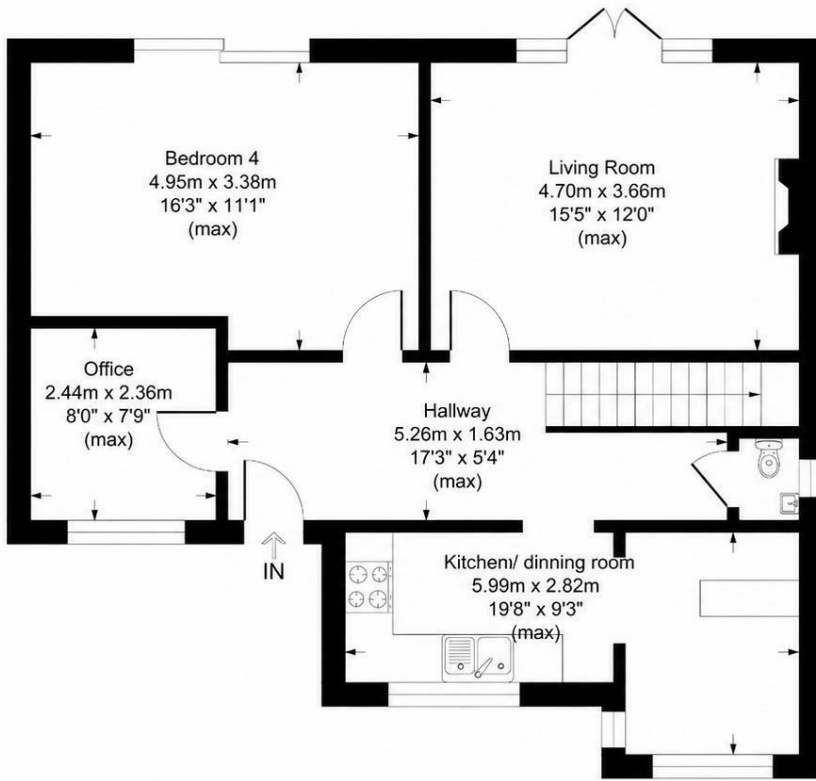
Externally, the home continues to impress. Positioned on a corner plot, the garden enjoys plenty of natural sunlight and has been designed as a true summer oasis, with a decked seating area, outside bar, and useful storage, making it ideal for entertaining and relaxing.

Located close to local schools, shops, bus links, and walking distance to Rayleigh train station (45 mins to London) this stunning home offers style, space, and practicality in equal measure, making it a fantastic choice for families looking for a move-in ready property.

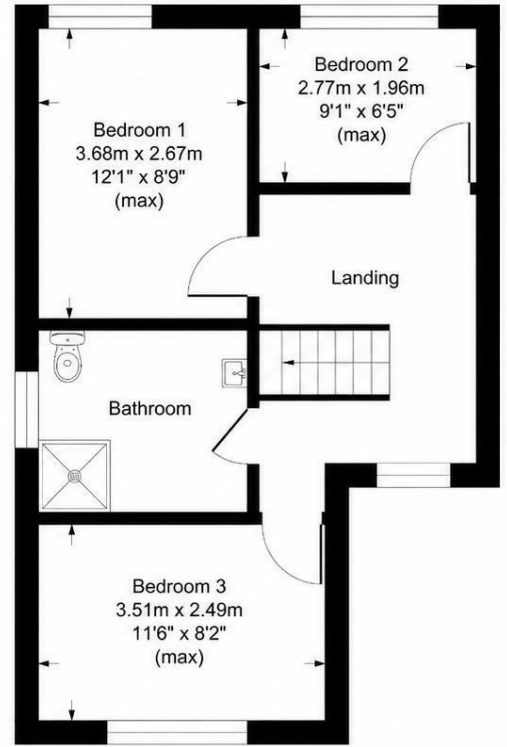
www.aspireestateagents.co.uk

Cheapside

Approximate Gross Internal Floor Area = 113.7 sq m / 1224 sq ft

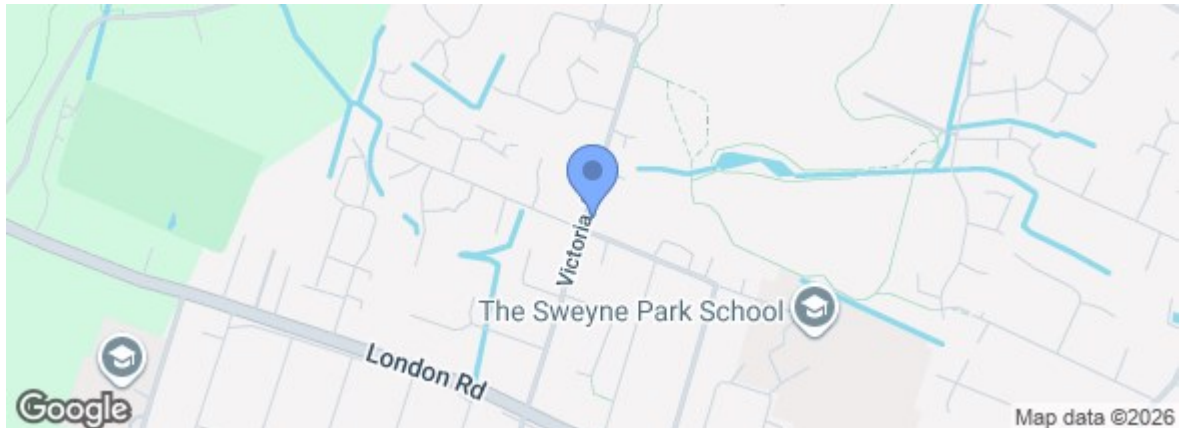


Ground Floor



First Floor

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales EU Directive 2002/91/EC			
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales EU Directive 2002/91/EC			



Under the Property Misdescriptions Act 1991 we make every effort to ensure our sales details are accurate but they are a general outline and do not constitute any part of an offer or contract. Any services, equipment and fittings have not been tested and no warranty can be given as to their condition. We strongly recommend that all the information provided be verified by your advisors and in particular, measurements required for a specific purpose such as fitted furniture or carpets. Please tell us if you have any problems and members of our branches will help either over the phone or in person. A copy of our complaints procedure is available on request. The details are issued on the strict understanding that any negotiations in respect of the property named herein are conducted through Aspire Estate Agents.