



Thames Drive, Leigh-On-Sea
£900,000

home.

31 Thames Drive

Leigh-On-Sea

SS9 2XQ



- Stunning Four Bedroom Semi Detached House
- Marine Estate
- Lounge & Separate Study
- Impressive Open Plan Kitchen, Dining & Family Area
- Gorgeous Master Bedroom With En-Suite Shower Room
- West Backing Rear Garden With Garden Room
- Off Street Parking
- Perfectly Positioned For Leigh Broadway, Old Town & Mainline Station

Interested?

Give us a call or request a viewing below. Our team are always on-hand and willing to help you.

01702 480 033





Home Of Leigh are proud to present this stunning four bedroom semi detached house which is located on the ever popular Marine Estate and has been maintained to the highest of standards by the current owners.

The accommodation comprises; entrance porch, a spacious and welcoming entrance hall, ground floor guest cloakroom, lounge and an impressive open plan kitchen, dining and family area to the rear overlooking the garden plus a separate laundry room.

To the first floor there are three bedrooms and a large family bathroom whilst to the second floor there is a gorgeous master bedroom with an en suite shower room.

Externally the rear garden backs west and is superbly maintained with a large patio area and a purpose built garden room, whilst to the front there is off street parking for several vehicles.

Located on Thames Drive in Leigh on Sea, this attractive family home is perfectly positioned to take advantage of being within easy reach of the Broadway with its array of shops, bars, restaurants and boutiques with the old town and mainline railway station, also being close at hand.

Accommodation Comprises

Double glazed door leading to:

Entrance Porch

3'11 x 3'6

Double glazed lead light obscure window and further glazed door leading to:

Entrance Hall

16'7 x 6'11

A great size entrance hall with engineered wood flooring throughout with underfloor heating, stairs leading to the first floor accommodation, coved cornice to smooth plastered ceiling, picture rail, additional built-in cloaks cupboard. Doors to:

Ground Floor Cloakroom

7'1 x 2'10

Double glazed obscure window to side aspect. Modern two piece suite comprising; low level WC, wash hand basin with mixer tap and vanity cupboard beneath, half tiled to surrounding walls, smooth plastered ceiling with inset spotlighting, underfloor heating.

Lounge

15'10 x 13'5

Double glazed lead light bay window to front aspect, carpeted, feature fireplace with inset log burner and attractive wooden mantle with bespoke fitted alcove storage cupboards either side, coved cornice to smooth plastered ceiling, two cast iron effect radiators.

Open Plan Lounge/Kitchen & Dining Area

26'11 x 25'4

A very impressive room with three clearly defined areas. The kitchen is fitted to include sink unit with mixer tap inset into a range of kitchen worksurfaces with an abundance of cupboards and drawers beneath, built-in NEFF oven and matching grill with five ring gas hob and extractor hood above, further range of matching eye level wall mounted units, central island unit with matching worktops and cupboards beneath with integrated fridge and breakfast bar with stool seating, smooth plastered ceiling with feature roof lantern, coved to smooth plastered ceiling, tiled to kitchen area, oak wood flooring to lounge and dining area with feature fireplace and tiled hearth, integrated dishwasher, appliance space for American style fridge freezer, double glazed bi-folding doors to rear giving access to the garden, underfloor heating. Door to:

Utility Room

11'4 x 4'6

Double glazed obscure door to side aspect, tiled flooring with underfloor heating, sink unit with mixer tap and cupboard beneath, appliance space and plumbing for washing machine and separate tumble dryer.

First Floor Landing

10'11 x 6'10

Coloured lead light window to side aspect, carpeted, stairs leading to the second floor accommodation, smooth plastered ceiling, picture rail, built-in airing cupboard housing hot water tank (n/t), radiator. Doors to:

Bedroom Two

15'7 x 14'1

Double glazed lead light bay window to front aspect, carpeted, coved cornice to smooth plastered ceiling, picture rail, built-in storage cupboard, radiator.





Bedroom Three

12'5 x 11'4 plus depth of wardrobe

Double glazed window to rear aspect, carpeted, smooth plastered ceiling, picture rail, exposed brick work to chimney breast, range of fitted wardrobes, radiator.

Bedroom Four

8'3 x 6'11

Double glazed lead light bay window to front and side aspects, carpeted, picture rail, radiator.

Family Bathroom

9'1 x 7'10

Double glazed obscure window to rear aspect. Modern suite comprising; bath with mixer tap and shower attachment, fully tiled walk-in shower, low level WC, wash hand basin with mixer tap and vanity drawers beneath, tiled flooring with underfloor heating, smooth plastered ceiling with inset spotlighting, heated towel rail.

Second Floor Landing

Double glazed window to side aspect, carpeted. Door to:

Master Bedroom

19'10 x 14'2 < 11'1

Double glazed window to rear aspect with two Velux windows to front, carpeted, built-in eaves storage cupboards, additional built-in storage cupboard, smooth plastered ceiling with inset spotlighting, radiator. Door to:

En-Suite Shower Room

8'1 x 7'3

Double glazed obscure window to rear aspect. Four piece suite comprising; fully tiled walk-in shower, low level WC, twin wash hand basins with mixer taps and vanity drawers beneath, fully tiled to surrounding walls, tiled flooring with underfloor heating, smooth plastered ceiling with inset spotlighting, radiator.

Externally

Rear Garden

The property benefits from a fabulous west backing rear garden which commences with an attractive patio area to the immediate rear with the remainder being laid to lawn and enclosed by screen panelled fencing, outside water tap, outside lighting. Access to:

Garden Room

10'5 x 6'7

Double glazed windows to front and side aspect, wood flooring, smooth plastered ceiling with inset spotlighting, radiator.

Front

The front of the property is paved providing off street parking for several vehicles giving access to:

Garage

10'3 x 7'6

With double opening doors, power and lighting connected.

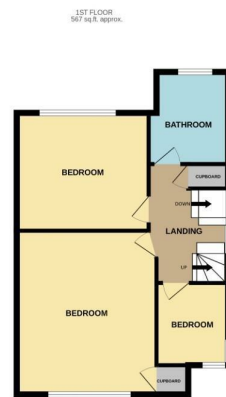
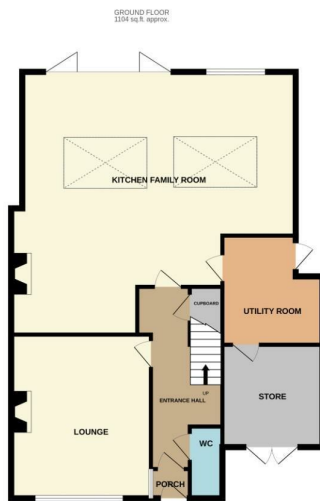












TOTAL FLOOR AREA : 2032 sq ft, approx.
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Property Details

4 Bedrooms
2 Bathrooms
1 Reception Rooms
House - Semi-Detached

Approx. sq ft
EPC band:
Tenure: Freehold
Council Tax Band: E

£900,000

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