



\*Guide Price £390,000 to £415,000\*

Bear Estate Agents are delighted to present this beautifully modern two bedroom detached bungalow, ideally located close to local transport links and a wide range of everyday amenities.

The property offers well-planned and contemporary accommodation arranged across one level. Internally, the bungalow features a spacious and welcoming lounge, a fully modernised fitted kitchen, and two well-proportioned bedrooms, all benefiting from underfloor heating throughout to provide a high level of comfort and modern living.

Externally, the home enjoys off-street parking along with useful side access, adding both practicality and convenience. Fully modernised throughout and situated in a well-connected location close to shops, services, and transport links, this bungalow is perfectly suited to those seeking stylish, low-maintenance living in a convenient setting.

- Detached Bungalow In Central Rayleigh
- Side Access
- Open Plan Kitchen Diner
- Walking Distance To Local Shops
- Deceptively Spacious Build
- Off Street Parking
- Modern Fittings Through-Out
- Underfloor Heating
- Moments From Rayleigh Highstreet

## Lancaster Road

Rayleigh

**£390,000**

Guide Price



# Lancaster Road



## Entrance Hall

## Open Plan Kitchen Lounge

24'4 x 11'8

Smooth ceilings with inset spotlights, eye and base level units, space for washing machine, inset oven with electric hob and extractor fan above, power points, space for fridge freezer, sink with tiled splashback, space for dining table, laminate flooring throughout and double glazed French doors to the rear garden.

## Bedroom One

11'1 x 11'1

Double glazed window to the front aspect, space for storage, wall mounted radiator, power points and carpeted flooring throughout.

## Bedroom Two

10'0 x 9'9

Double glazed window to the side aspect, power points, wall mounted radiator and carpeted flooring throughout.

## Bathroom

11'1 x 5'7

Obscure double glazed window to the side aspect, panelled bath unit with shower head attachment, vanity sink unit, WC, heated towel rail and laminate flooring throughout.

## Rear Garden

## Agents Notes

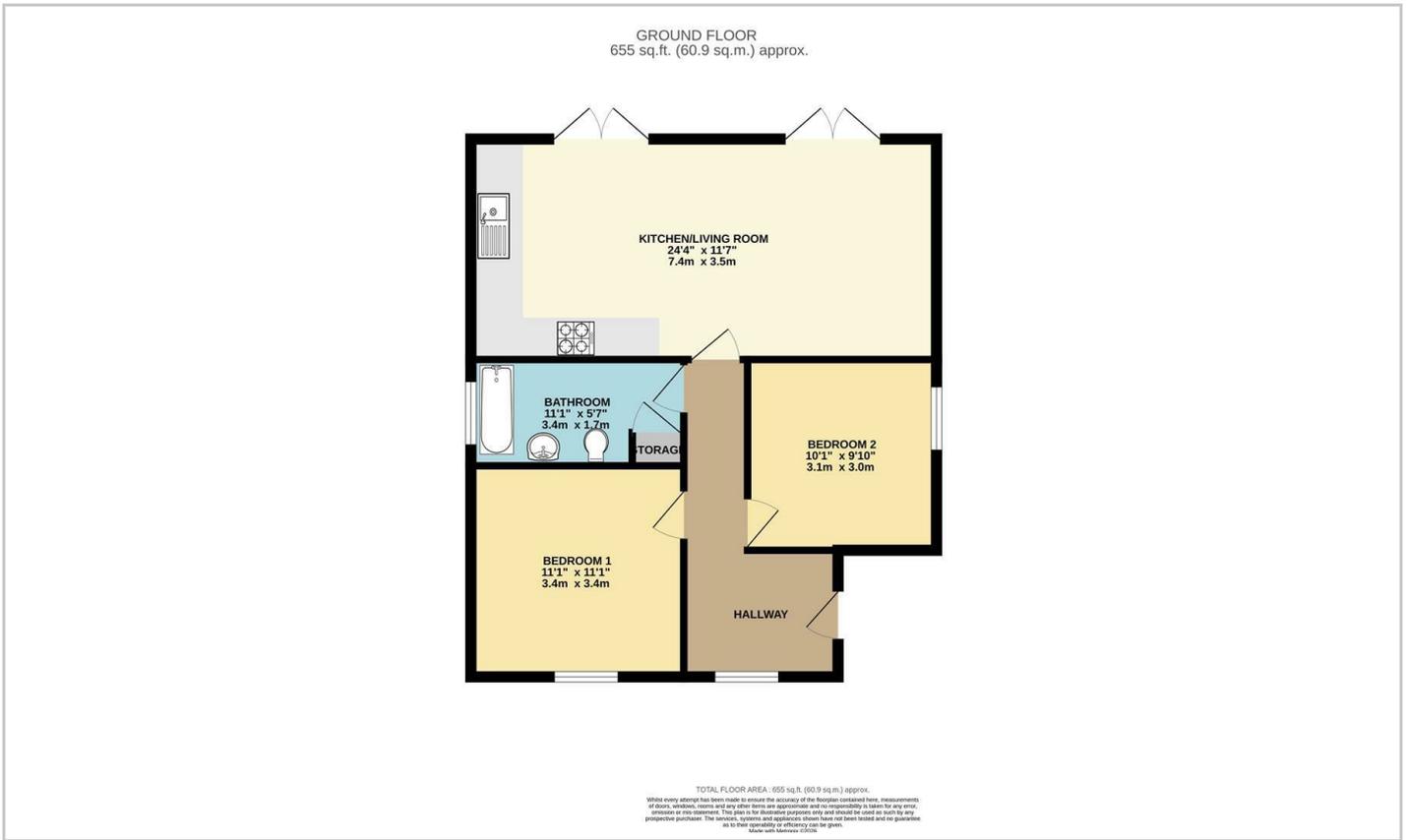
Council Tax - D

Freehold

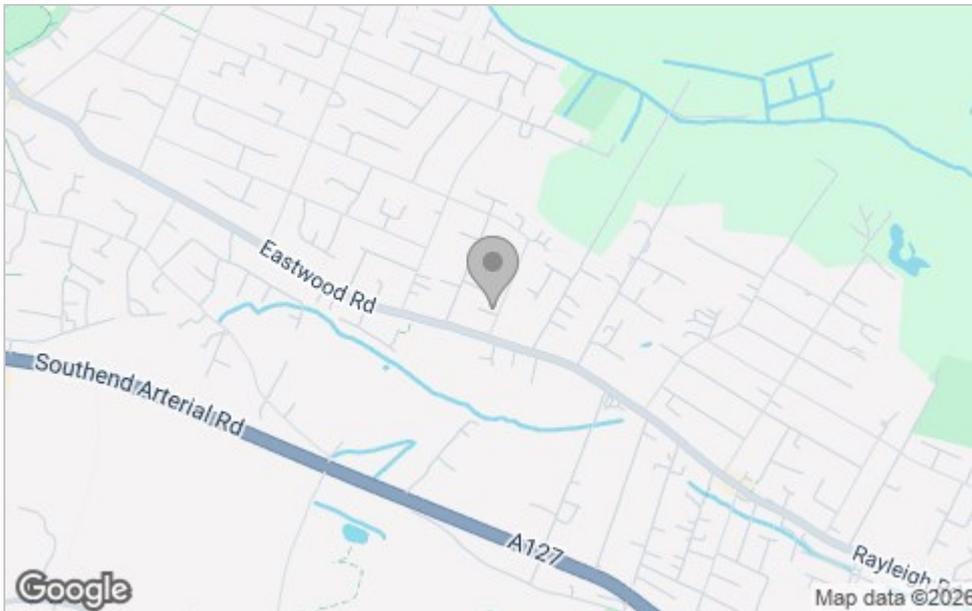
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# Floor Plan



# Area Map



# Viewing

Please contact our Hockley Office on 01702 416476 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

