



CORNWALL GARDENS

ROCHFORD, SS4 3AL

PRICE GUIDE £365,000
FREEHOLD

** £365,000 - £390,000 ** - EXTENDED THREE DOUBLE BEDROOM FAMILY HOME, BENEFITTING FROM A PRIVATE GARAGE, A SIZEABLE REAR GARDEN AND WELL PRESENTED INTERIORS. POSITIONED IN A QUIET CUL-DE-SAC WITH COMMUNAL OFF-STREET PARKING. LOCATED CLOSE TO AMENITIES AND WELL REGARDED SCHOOLS

RP&C.
RICKY, PLANT & CHEN-PORTER

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- Extended three bedroom semi-detached house
- Positioned in a quiet cul-de-sac
- Three double bedrooms
- Sizeable rear garden
- Welcoming lounge spanning the full width of the property
- Stylish kitchen/diner
- Four-piece family bathroom
- Close to well regarded schools
- Private garage and Communal off-street parking
- Easy access to a wealth of amenities



Nestled in a quiet cul-de-sac in Rochford, this sizeable and extended three double-bedroom semi-detached home offers the perfect blend of comfort, convenience, and space. Ideally positioned, it provides easy access to well-regarded schools, excellent travel links, and a wealth of local amenities. Ample communal off-street parking is available within the cul-de-sac, while the property also benefits from a private garage.

Inside, the home is bright and generously proportioned. The welcoming lounge features a large front-facing window, filling the room with natural light, and is complemented by a practical additional study area. The spacious kitchen/diner is well-appointed with a range of integrated appliances and enjoys double doors opening to the garden, creating a seamless indoor-outdoor flow.

Upstairs, a central landing leads to three generously sized double bedrooms and a four-piece shower room.

Externally, the property boasts a good-sized rear garden, complete with a patio seating area and a lawn extending to the rear boundary. The garden also offers gated rear access.

This wonderful family home is ready to view — and internal viewing is highly recommended to fully

appreciate all it has to offer.

Three bedroom semi-detached house

Entrance porch

Lounge

Study/utility

Kitchen/diner

Kitchen area

Dining area

Stairs to first floor

Bedroom one

Dressing area

Bedroom two

Bedroom three

Four-piece bathroom

Rear garden

Garage in block

Solar panels

In the last year the vendor advises that the solar panels have generated 3,511 KW for which they were paid £636.80. That also saved the vendor importing that electricity which is another £488.49. So in total they earned the vendor £1,125 last year. Figures can be verified by the sellers legal representative.

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ADDITIONAL INFORMATION

Local Authority – Rochford

Council Tax – Band D

Viewings – By Appointment Only

Floor Area – sq ft

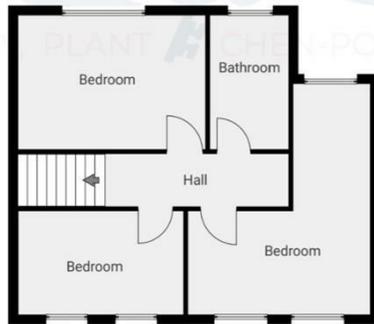
Tenure – Freehold



▼ Ground Floor



▼ 1st Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	83	85
(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	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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