

*To arrange a viewing contact us
today on 01268 777400*



Peregrine Drive, Benfleet Guide price £325,000

A superb opportunity to acquire this beautifully presented two-bedroom terraced home, ideally positioned on the ever-popular Peregrine Drive in Benfleet. Walking distance to Benfleet Train Station, restaurants, shops, bars, schools and fields, this home is not one to miss.

This property has been stylishly upgraded, now boasting a brand-new fitted kitchen and a sleek, contemporary shower room, creating a fresh and modern living environment ready to move straight into.

The ground floor offers a bright and inviting living space, perfect for both everyday living and entertaining, while the newly installed kitchen provides a fantastic blend of style and functionality. Upstairs, you'll find two well-proportioned bedrooms alongside the impressive, newly fitted shower room.

Externally, the home continues to impress with a private rear garden — ideal for relaxing or entertaining — which leads directly to a garage at the rear, offering valuable parking or additional storage.

Whether you're a first-time buyer, downsizer or investor, this property represents an excellent opportunity in a sought-after location, close to local amenities, schools and transport links.

Early viewing is highly recommended to fully appreciate the quality and lifestyle on offer.

GUIDE PRICE: £325,000 - £350,000

Ground Floor

Living Room: 15'6" x 13'11" (4.73m x 4.24m)

Kitchen/Dining Room: 14'1" x 10'0" (4.30m x 3.05m)

First Floor

Bedroom One: 13'4" x 8'9" (4.06m x 2.67m)

Bedroom Two: 12'9" x 10'7" (3.88m x 3.23m)

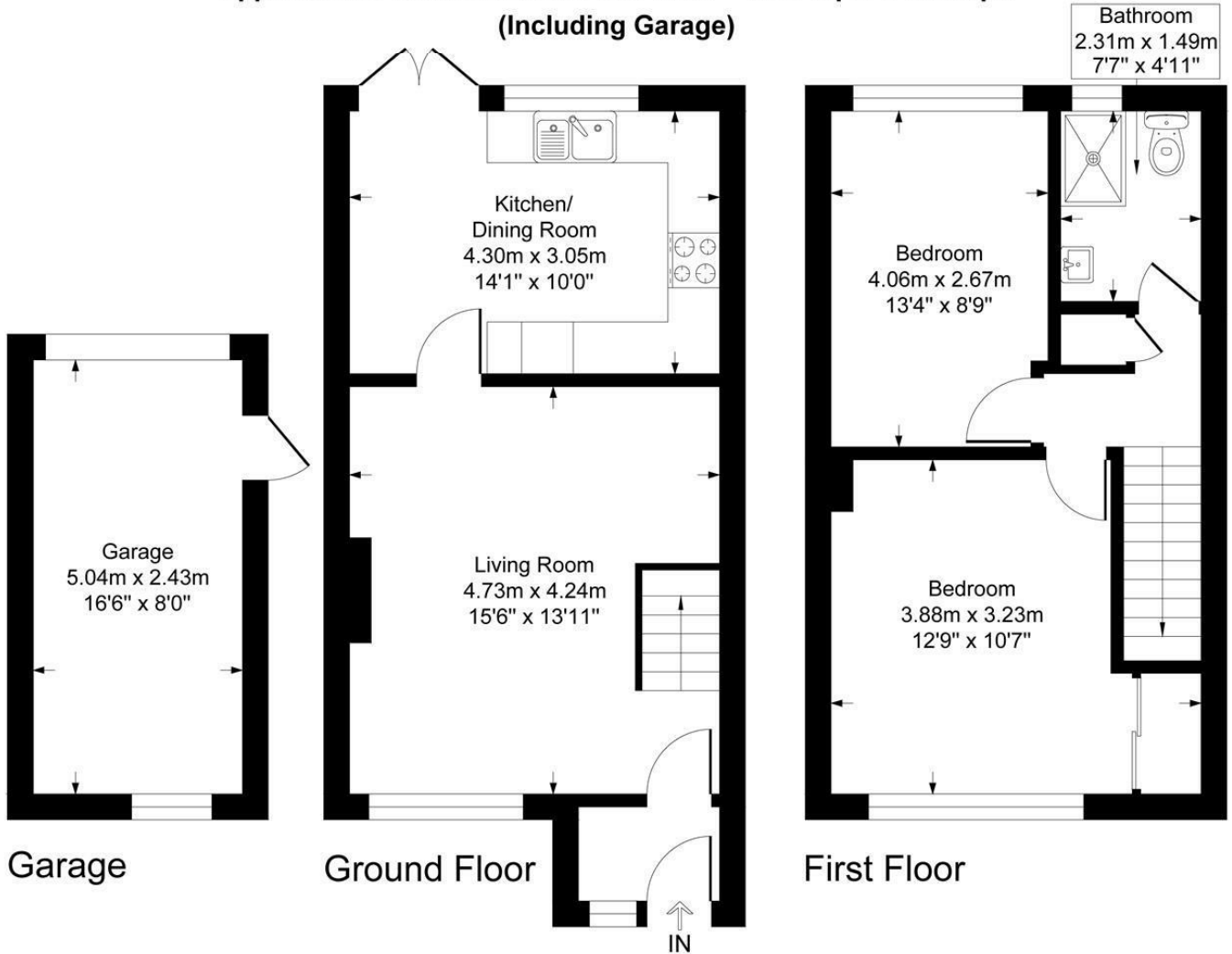
Bathroom: 7'7" x 4'11" (2.31m x 1.49m)

External

Garage: 16'6" x 8'0" (5.04m x 2.43m)

Peregrine Drive

Approximate Gross Internal Floor Area = 82.4 sq m / 888 sq ft
(Including Garage)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			83
(81-91) B			
(69-80) C			
(55-68) D		62	
(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	



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