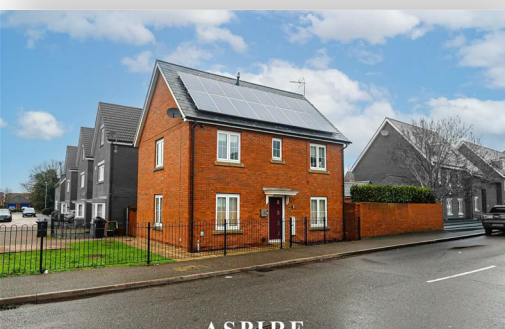
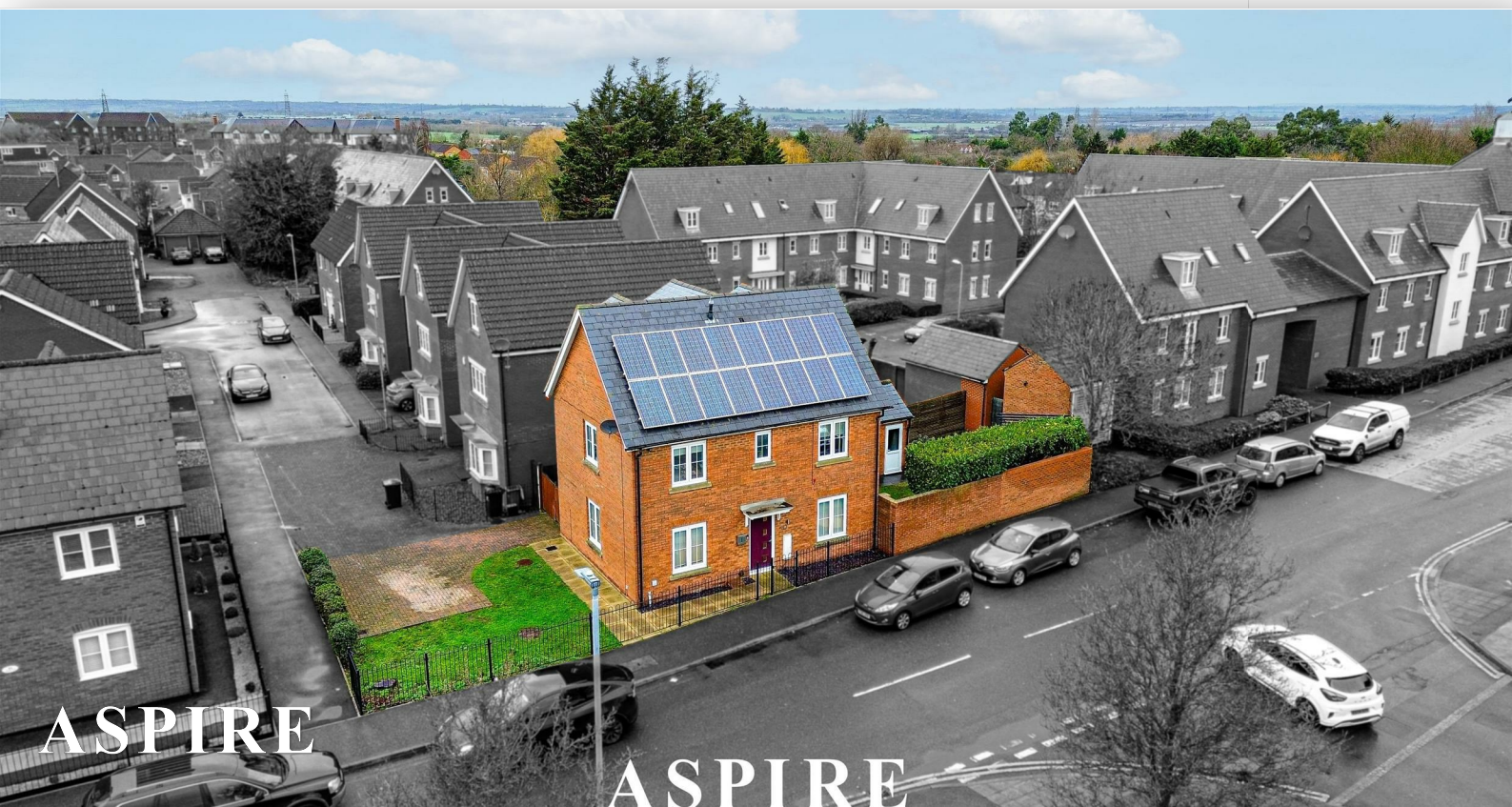


**To arrange a viewing contact us
today on 01268 777400**



Temple Way, Rayleigh, Essex, Guide price £625,000

A beautifully presented five-bedroom detached family home, perfectly positioned in Rayleigh, close to local shops, leisure facilities and schools.

This superb home offers versatile living space arranged over multiple levels and is ideal for modern family life. One of the standout features is the stunning open-plan kitchen/diner, which forms the true heart of the home. Flooded with natural light, the kitchen benefits from sleek, contemporary units, stone worktops and a full range of integrated appliances. Bi-folding doors open directly onto the rear garden, creating a seamless indoor-outdoor flow that's perfect for entertaining.

The lounge is tastefully decorated and benefits from quality Amtico flooring, bespoke fitted blinds and dual-aspect double glazed windows, creating a comfortable yet stylish space to relax. The ground floor also includes a convenient downstairs WC.

Upstairs, the principal bedroom benefits from a modern en-suite shower room. There are two further well-presented bedrooms on this level, along with a contemporary family bathroom.

An additional staircase leads to two further bedrooms, making these ideal for older children, guests or flexible use such as a dressing room or hobby space.

Externally, the property continues to impress. The garden is south-backing and designed with low maintenance in mind, perfect for busy families who still want to enjoy outdoor space without the upkeep. Gated side access leads to the converted garage, which benefits from light, power, insulation and heating, making an excellent home office, studio or gym.

To the side there is a carport for two vehicles, along with further off-street parking on hardstanding. The home benefits from solar panels, providing subsidised electricity and improved energy efficiency. CCTV security is also installed. This is a fantastic opportunity to purchase a spacious and thoughtfully designed home. GUIDE PRICE £625,000 - £650,000

www.aspireestateagents.co.uk

Hallway

Kitchen / Diner

19'6" x 11'5" (5.95 x 3.50)

Downstairs WC

Lounge

19'9" x 9'10" (6.02 x 3.01)

Master Bedroom

10'1" x 14'3" (3.09 x 4.36)

Ensuite

Family Bathroom

Bedroom Two

9'7" x 9'4" (2.94 x 2.85)

Bedroom Three

9'3" x 7'9" (2.83 x 2.38)

Landing

Bedroom Four

8'1" x 13'1" (2.47 x 4.01)

Bedroom Five

9'2" x 13'1" (2.81 x 4.01)

Upper Landing

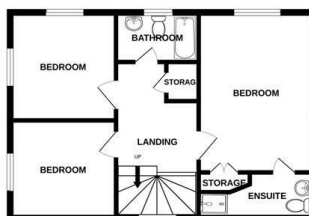
Bedroom / Outbuilding

16'2" x 9'0" (4.95 x 2.75)

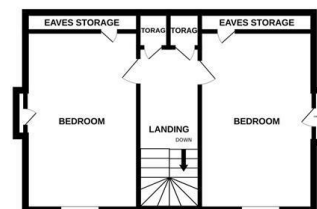
GROUND FLOOR
670 sq.ft. (62.2 sq.m.) approx.



1ST FLOOR
484 sq.ft. (45.0 sq.m.) approx.



2ND FLOOR
449 sq.ft. (41.7 sq.m.) approx.



TOTAL FLOOR AREA : 1603 sq.ft. (148.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	90	90
(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		



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