



Beech Road, Hadleigh, Essex, SS7 2AZ

3 bed detached house / O.I.E.O £425,000 / t. 01702 555888

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Offered with no onward chain, this spacious **three bedroom** detached family home is situated in a popular turning and offers excellent potential for further improvement or extension (subject to the necessary consents). The property features a generous lounge/diner, a well-appointed kitchen and a convenient ground floor W.C. Upstairs, there are three generous size bedrooms and a three-piece shower room. Externally, the home benefits from a south-facing rear garden, garage and ample off street parking provided by a sweep in-and-out driveway.

Ideally located in the heart of Hadleigh, the property is within walking distance of Hadleigh Castle, Hadleigh Country Park and Hadleigh town centre, offering a wide selection of shops, supermarkets, cafés, and everyday amenities. Excellent local schooling is also close by, with the property falling within the Hadleigh Infant and Junior Schools and King John School catchment areas. For commuters, both Leigh-on-Sea and Benfleet mainline railway stations are just a short drive away.

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GROUND FLOOR



1ST FLOOR



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Highlights

- \ **Spacious Three Bedroom Detached Family Home**
- \ **Needing Some General Modernisation**
- \ **No Onward Chain**
- \ **Large Lounge/Diner**
- \ **Well Fitted Kitchen**
- \ **Ground Floor W.C**
- \ **Generous Size Bedrooms**
- \ **Shower Room**
- \ **South Facing Rear Garden**
- \ **Garage**
- \ **Off Street Parking For Up To Three Vehicles**
- \ **Gas Central Heating Via Combination Boiler**
- \ **Close To Shops, Hadleigh Castle & Country Park**
- \ **Hadleigh Infant/Junior & King John School Catchments**
- \ **Council Tax Band - D**

uPVC obscure double glazed entrance door with uPVC obscure double glazed window adjacent opening to entrance hall.

**Entrance Hall 8'8 x 5'9 **

Fitted carpet, coved ceiling, radiator, power points, storage cupboard housing meters and consumer unit, doors to lounge diner and ground floor WC.

**Lounge/Diner 18'10 x 18'1 **

Fitted carpet, radiator, coved ceiling, power points, TV point, uPVC double glazed window to front, feature fireplace, stairs leading to first floor, wall light points, uPVC double glazed French doors leading to rear garden, door to kitchen.

**Kitchen 9'11 x 8'10 **

Well fitted kitchen comprising Blanco sink and drainer unit with mixer tap inset into a range of roll edge worktops with cupboards and drawers beneath and matching eye level units, integrated AEG oven, inset four ring Bosch gas hob with extractor above, integrated fridge freezer, cupboard housing Worcester combination boiler, integrated washing machine, wood effect flooring, uPVC obscure double glazed door to side leading to sideway, uPVC double glazed window to rear, power points.

**Ground Floor WC 6'1 x 2'8 **

Two piece suite comprising push button WC, vanity wash basin with chrome mixer tap and storage below, wood effect flooring, uPVC double glazed window to side.

**Landing 11'3 x 5'10 **

Fitted carpet, radiator, loft access hatch, power points, wall light point, uPVC obscure double glazed window to rear at half landing, doors to accommodation off.



**Bedroom One 18'1 x 10'0 **

UPVC double glazed window to front, fitted carpet, two radiators, power points, range of fitted wardrobes, bedside units and dresser unit

**Bedroom Two 12'2 x 10'3 **

uPVC double glazed window to front, fitted carpet, radiator, power points, storage cupboard with shelving.

**Bedroom Three 11'9 x 7'1 **

uPVC double glazed window to front, fitted carpet, radiator, power points.

**Shower Room 6'0 x 5'10 **

Three piece suite comprising large shower cubicle with drench style showed head above and separate handheld attachment, push button WC, vanity wash basin with chrome mixer tap and storage below, heated towel radiator, attractive panelling to shower surround with remainder of walls being tiled, wood effect flooring, uPVC obscure double glazed window to rear.

**Rear Garden **

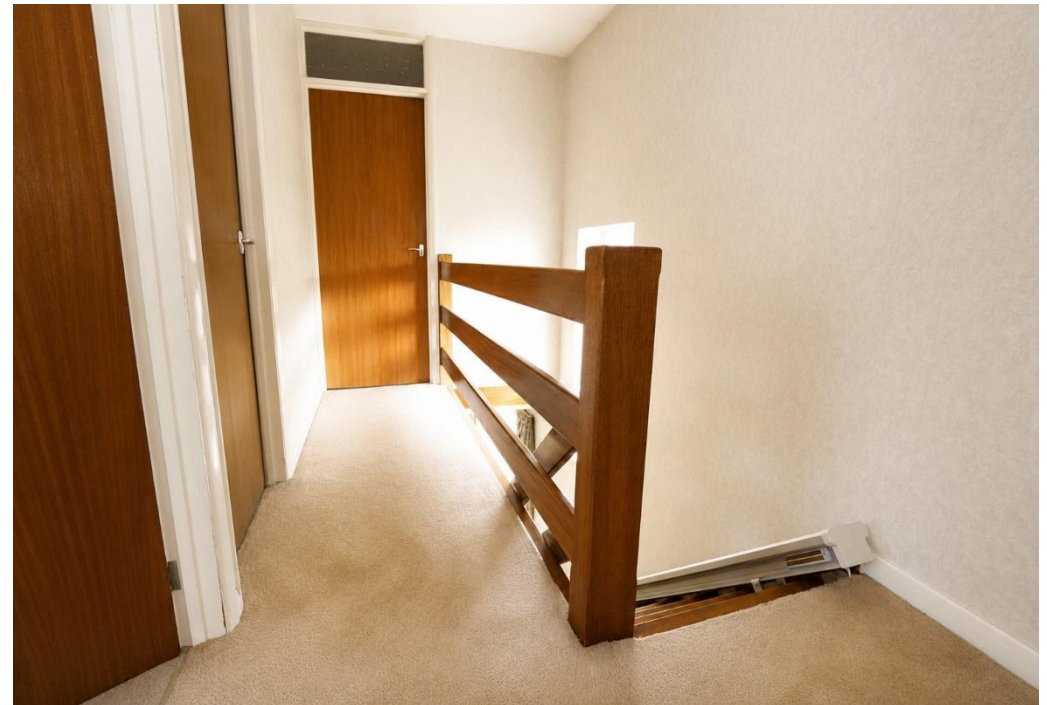
South facing rear garden mainly laid to established lawn, fencing to borders, flower beds, side access to front via timber gate, and access to garage.

**Garage 18'0 x 7'10 **

Power and light connected, up and over door to front.

**Front Garden **

Block paved sweep in and out driveway providing off street parking for up to three vehicles with central flower bed.







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