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ASPIRE
ESTATE AGENTS

Westwater, Benfleet Offers in excess of £600,000

A spacious four-bedroom detached family home, ideally located for local schools and offering bright, well-proportioned accommodation throughout.

The ground floor features a welcoming entrance hall, a convenient downstairs cloakroom and a bright, good-sized lounge, providing a comfortable space for both relaxing and entertaining.

The modern kitchen/diner is a fantastic space for family life, combining a contemporary kitchen with a generous dining area. The property also benefits from a useful study area, ideal for working from home, studying or as a quiet space for children to complete homework.

Upstairs, there are four well-proportioned bedrooms, with the main bedroom benefiting from its own en-suite shower room. The first floor also enjoys lovely views to the rear, adding to the appeal of the home.

Outside, the property offers everything you would expect from a modern detached family home, with a location that is particularly well suited to families, being conveniently positioned for local schools and everyday amenities.

A wonderful family home offering generous living space, modern accommodation and a highly convenient location.

Entrance Hall

Cloakroom

Lounge
19'9 x 13'8 (6.02m x 4.17m)

Kitchen/Diner
21'3 x 9'5 (6.48m x 2.87m)

Utility Area
7'4 x 3'9 (2.24m x 1.14m)

Study Area
7'3 x 5'7 (2.21m x 1.70m)

First Floor Landing

Bedroom One
17'1 x 9'8 (5.21m x 2.95m)

En-Suite

Bedroom Two
10'8 x 9'8 (3.25m x 2.95m)

Bedroom Three
11'1 x 10'11 (3.38m x 3.33m)

Bedroom Four
9'11 x 7'9 (3.02m x 2.36m)

Family Bathroom

External

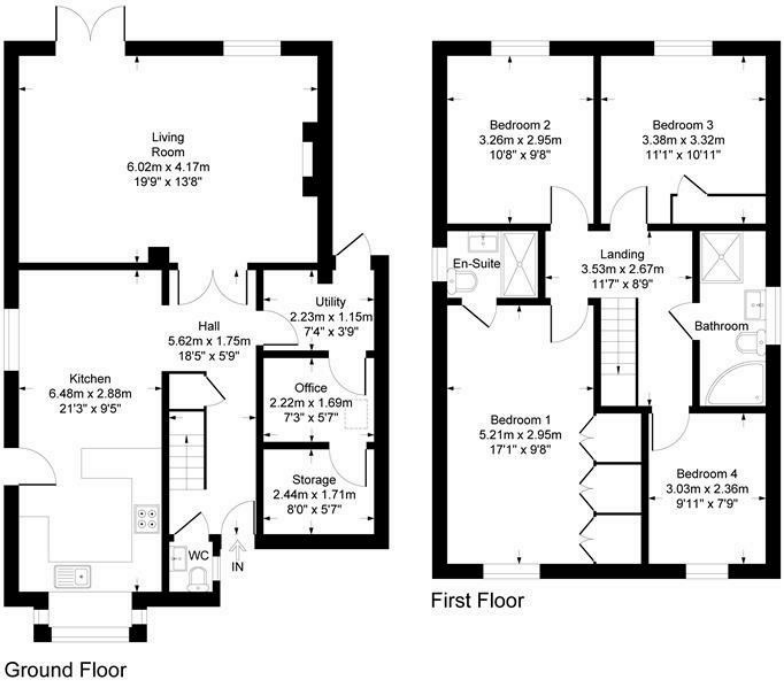
Rear Garden

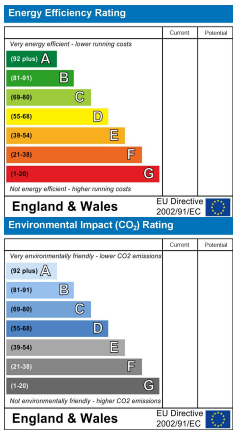
Off Street Parking

Bike Storage
8'0 x 5'7 (2.44m x 1.70m)

4 West Water

Approximate Gross Internal Floor Area = 135.5 sq m / 1459 sq ft





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