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## Thorpe Bay Gardens, Southend-On-Sea Offers in the region of £2 250 000

Situated just moments from Thorpe Bay seafront, this exceptional three storey detached marine residence offers approximately 2,880sq ft of beautifully appointed living space with breath taking panoramic views across the Thames Estuary towards the Kent coastline.

Set behind a smart brick boundary wall, the property is approached via a generous gravelled in-and-out driveway providing extensive off street parking alongside a garage. Mature trees and established planting frame the frontage, creating an immediate sense of privacy and prestige.

The home has been refurbished to an exceptional standard, combining elegant period features with high quality contemporary finishes throughout. A welcoming entrance vestibule with original stained glass detailing opens into an impressive reception hall with striking chequerboard flooring, setting the tone for the accommodation beyond.

The ground floor offers superb living and entertaining space, including a spacious lounge with feature fireplace and French doors opening onto the garden, a refined formal dining room with bay window, and a stunning open-plan kitchen and family room fitted with a bespoke Kessler Shaker kitchen, quartz work surfaces and premium appliances. To the rear, a spectacular vaulted orangery flooded with natural light provides an outstanding additional reception space with direct access to the garden terrace.

Upstairs, the property continues to impress with five generous bedrooms and four beautifully appointed bathrooms. The principal suite enjoys stunning estuary views, a walk-in wardrobe and luxurious en-suite bathroom, while additional bedrooms benefit from balconies and elevated coastal outlooks.

The landscaped rear garden has been thoughtfully arranged for both relaxation and entertaining, featuring a raised decked terrace, lawn, pergola covered seating area and summer house.

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### **Entrance Vestibule**

8'1" x 4'2" (2.46m x 1.27m)

A welcoming entrance featuring an original panelled door with stained glass leaded detailing and matching side windows. Glazed inner double doors open into the reception hall, while a striking black and white chequerboard tiled floor sets an elegant tone.

### **Reception Hall**

8'11" x 15'9" (2.72m x 4.80m)

An impressive and beautifully presented hallway with classic chequerboard flooring and staircase rising to the first floor. Doors lead to all principal ground floor rooms, creating a practical and well-connected layout.

### **Lounge**

13'0" x 15'9" (3.96m x 4.80m)

A spacious and elegant reception room filled with natural light, featuring solid oak flooring and a charming cast iron fireplace with marble surround. A front window with original stained glass detailing enhances the character, while French doors to the rear open onto the garden.

### **Dining Room**

13'0" x 15'9" (3.96m x 4.80m)

A refined dining space accessed via curved solid wood double doors. A bay window to the front brings in excellent natural light, while ornate coving, oak flooring and a feature cast iron fireplace create an elegant setting for entertaining.

### **Kitchen / Family Room**

13'6" x 22'6" (4.11m x 6.86m)

A superb open-plan space finished to an exceptional standard with a bespoke Kesseler Shaker kitchen hand painted in Farrow & Ball. Quartz work surfaces, a large peninsula with Quooker tap, Rangemaster cooker, Liebherr American fridge freezer and Smeg dishwasher create a high-end culinary space. Limestone flooring flows throughout, while a comfortable seating area with fireplace provides a relaxed family living environment.

### **Orangery**

11'8" x 14'1" (3.56m x 4.29m)

A stunning vaulted orangery filled with natural light from electric skylights and full-width glazing. French doors open directly onto the rear decking and garden, making this a wonderful space for entertaining. Integrated cabinetry and twin Caple wine coolers enhance the luxurious finish.

### **Utility Room**

13'7" x 8'2" (4.14m x 2.49m)

A generous and practical utility room fitted with Shaker style units, rolled edge worktops and an inset stainless steel sink. Integrated Siemens washing machine and

tumble dryer provide convenience, while a rear window brings in natural light.

### **Ground Floor Shower Room**

3'10" x 8'10" (1.17m x 2.69m)

A stylish contemporary suite comprising a fully tiled shower enclosure, wall mounted wash basin and concealed flush WC. Finished with slate effect tiling and a chrome heated towel rail.

## **FIRST FLOOR**

### **Bedroom One**

13'0" x 15'9" (3.96m x 4.80m)

A stunning principal bedroom featuring a curved bay window with stained glass detailing and breath taking views across the Tennis Courts, the Thames Estuary and the Kent coastline. Oak flooring and a feature fireplace add further character.

### **En Suite Bathroom (Bedroom 1)**

13'0" x 18'0" (3.96m x 5.49m)

A luxurious bathroom featuring a freestanding bath, separate rainfall shower enclosure, vanity unit with basin and concealed WC. Travertine limestone flooring and a chrome heated towel rail complete the elegant finish.

### **Walk In Wardrobe (Bedroom 1)**

6'7" x 14'6" (2.01m x 4.42m)

A spacious dressing area fitted with an excellent range of bespoke storage.

### **Bedroom Five**

13'0" x 10'1" (3.96m x 3.07m)

A bright and well-presented room featuring ceiling spotlights and a large double glazed rear window with stained glass upper panels, enjoying pleasant views over the rear garden. Solid oak flooring runs throughout, adding warmth and a high quality finish, while a radiator provides comfortable heating.

### **Family Bathroom**

8'11" x 7'3" (2.72m x 2.21m)

A stylish bathroom featuring a classic freestanding roll-top bath with claw feet, a separate quadrant shower enclosure, vanity wash basin and WC, complemented by attractive tiled flooring and a chrome heated towel rail.

### **Office / Study**

8'11" x 10'1" (2.72m x 3.07m)

A bright dual aspect room currently used as a study, featuring a door opening onto the balcony. The elevated position enjoys beautiful views across the Thames Estuary, making it an inspiring work-from-home space.

### **Bedroom Four / Sitting Room**

13'0" x 12'1" (3.96m x 3.68m)

## SECOND FLOOR

### Bedroom Two

10'6" x 13'7" (3.20m x 4.14m)

A bright dual aspect bedroom with skylight window and direct access onto the second floor balcony, offering far-reaching panoramic views across the Thames Estuary and towards the Kent coastline.

### En Suite Bathroom (Bedroom 2)

7'5" x 9'3" (2.26m x 2.82m)

A contemporary bathroom with panelled bath, shower over, wall mounted basin and concealed WC. Mosaic limestone tiling and travertine flooring complete the stylish finish.

### Bedroom Three

8'11" x 11'6" (2.72m x 3.51m)

Another well-proportioned bedroom with skylight window and access to the balcony, also benefiting from beautiful estuary views. Built-in wardrobes and eaves storage provide excellent practicality.

## OUTSIDE

### Entrance Driveway

45'6" x 46'1" (13.87m x 14.05m)

An attractive gravelled in-and-out driveway approached behind a smart brick boundary wall, creating an excellent sense of privacy and arrival. The frontage provides generous off-street parking for multiple vehicles and is complemented by mature trees and established shrubs. A central flower bed adds character, while a garage positioned to the side offers additional parking and storage.

### Rear Garden

39'5" x 71'6" (12.01m x 21.79m)

A generous and practical utility room fitted with Shaker style units, rolled edge worktops and an inset stainless steel sink. Integrated Siemens washing machine and tumble dryer provide convenience, while a rear window brings in natural light.

### Garage

7'0" x 24'10" (2.13m x 7.57m)

Located to the side of the property and accessed via the driveway, the garage benefits from internal access via the entrance hall, providing secure parking or useful storage space.

GROUND FLOOR  
1488 sq.ft. approx.



1ST FLOOR  
1020 sq.ft. approx.



2ND FLOOR  
373 sq.ft. approx.



TOTAL FLOOR AREA : 2882 sq.ft. 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			
(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 <sub>2</sub> ) Rating			
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions			
England & Wales EU Directive 2002/91/EC			



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