

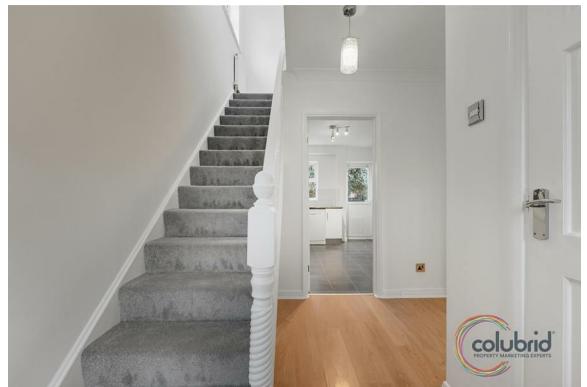


## Baardwyk Avenue, Canvey Island

Offers Over £375,000



- No Onward Chain – Offering a hassle-free purchase with immediate availability.
- Three Bedrooms – Well-proportioned bedrooms providing flexible family accommodation.
- Inviting Entrance Hallway – A welcoming space setting the tone for the home.
- Spacious Lounge/Diner – Generous living and dining area, perfect for relaxing or entertaining.
- Modern Kitchen – Contemporary fitted kitchen with ample storage and work surfaces.
- Well-Appointed Bathroom – Stylish family bathroom featuring modern fixtures and fittings.
- Good Size Garden – Private rear garden ideal for outdoor dining, play, or gardening.
- Driveway Parking – Off-street parking providing convenience for multiple vehicles.
- Garage – Single garage offering secure storage or potential for conversion.
- Desirable Location – Situated on Baardwyk Avenue in Canvey Island, close to local amenities and transport links.



**A beautifully refurbished and exceptionally well-sized three-bedroom detached home, ideally located on the sought-after Baardwyk Avenue in Canvey Island. The property benefits from a garage, off-street parking, no onward chain and a generous corner plot garden offering potential to extend (subject to planning permission). Positioned close to local amenities and well-regarded schools, this superb home is ready to move straight into and early viewing is highly recommended.**

We are delighted to present this exceptionally spacious three-bedroom detached family home, ideally positioned on the highly sought-after Baardwyk Avenue in Canvey Island. Perfect for families, upsizers or buyers seeking a turnkey property, this home has been fully refurbished throughout, is offered with no onward chain, and sits on a generous corner plot that also offers excellent potential to extend (subject to the usual planning permissions).

The property boasts an attractive frontage with off-street parking and access to a garage, providing both convenience and additional storage. Internally, the accommodation has been modernised to a high standard, offering bright, well-proportioned living spaces finished with contemporary fittings throughout.

**Key Features:**

Spacious and well-presented living and dining areas

Stylish, modern fitted kitchen

Three generously sized bedrooms

Contemporary family bathroom

Garage and off-street parking

Corner plot garden offering scope for extension (STPP)

Fully refurbished and ready to move into

No onward chain

Externally, the well-sized corner plot garden provides ample outdoor space for entertaining, family life or future development, making this an ideal long-term home with flexibility for growing needs.

**Location & Amenities:**

Set within a popular residential area of Canvey Island, the property benefits from easy access to a wide range of local amenities, including shops, supermarkets, cafés and leisure facilities. Canvey Island town centre and seafront are within close proximity, offering scenic coastal walks, restaurants and community attractions. Local green spaces such as Canvey Lake further enhance the area's appeal.

The location is particularly well suited to families, with a range of well-regarded schools nearby, including:

Canvey Infant School and Canvey Junior School

Lubbins Park Community Primary

Northwick Park Primary School

St Joseph's Catholic Primary School



#### THE SMALL PRINT:

Local authority - Castle Point  
Council Tax Band: D

We've done our homework, but we aren't fortune tellers. We haven't poked the boiler, flicked the switches, or tested every light bulb. Nothing here counts as a contract or statement of fact—get your solicitor to check all the serious stuff, like tenure, parking, planning permission, building regs, and all that jazz!

Measurements? Guides only. Floorplans? Handy, but not perfectly to scale. Travelling far? Call first—clarification is free, petrol is not.

We may receive a referral fee if you choose to use third-party services we recommend, such as conveyancers, mortgage advisers, or EPC providers, but you are under no obligation to do so.

AML Checks - Law says we must run one. £80 + VAT per buyer. Tiny toll, big compliance.

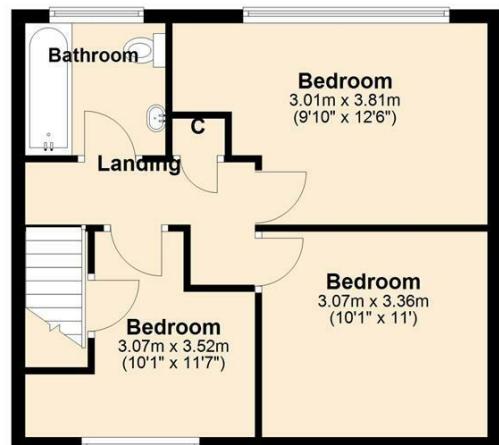
Buyer Reservation Fee - Offer accepted? Pay a reservation fee (min £1,000) to lock it in. VIP pass to the property, protects against gazumping. Complete the sale? Fee refunded. Things go sideways? Sometimes non-refundable. Head to our website for full details – or skip the scrolling and just call.

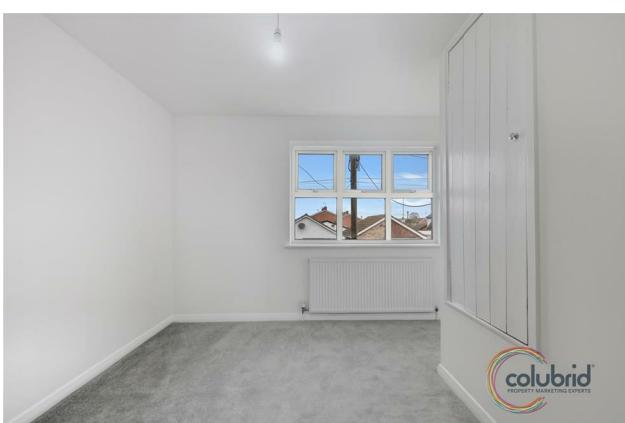


#### Ground Floor



#### First Floor





**Colubrid.co.uk**