



\* £230,000 - £250,000 \* Overlooking the green and nestled on Link Road in the charming Canvey Island, this end-terrace family home presents a wonderful opportunity for those looking to create their dream residence. Boasting three spacious bedrooms and a well-proportioned reception room, this property is perfect for families seeking comfort and space. The house overlooks lush greenery, providing a serene backdrop that enhances the appeal of the home. While the property requires modernisation, this presents an exciting chance for buyers to personalise and renovate to their taste, transforming it into a contemporary haven. The west-facing rear garden is a delightful feature, offering ample sunlight throughout the day, ideal for outdoor gatherings or simply enjoying the tranquillity of your own space. Additionally, there is a large brick storage unit in the garden which adds convenience and extra storage options. Situated within walking distance to local amenities and transport links, this property ensures that daily necessities and commuting are easily accessible. This end-terrace home is not just a house; it is a canvas awaiting your vision. Whether you are a first-time buyer or looking to invest, this property is a promising opportunity in a desirable location.

- End terraced house
- Large lounge diner
- West facing rear garden with large brick storage shed
- Close to local amenities
- Great renovation project
- Three good sized bedrooms
- Bathroom with separate WC
- Off street parking
- Highly regarded schools within the area
- No onward chain

## Link Road

Canvey Island

**£230,000**

Price Guide



# Link Road



## Frontage

### Lounge-Diner

21'78 x 12'67

### Kitchen

11'22 x 8'74

### Bedroom One

11'39 x 9'70

### Bedroom Two

11'41 x 8'37

### Bedroom Three

9'10 x 8'53

### Bathroom

### Seperate WC

### West Facing Rear Garden

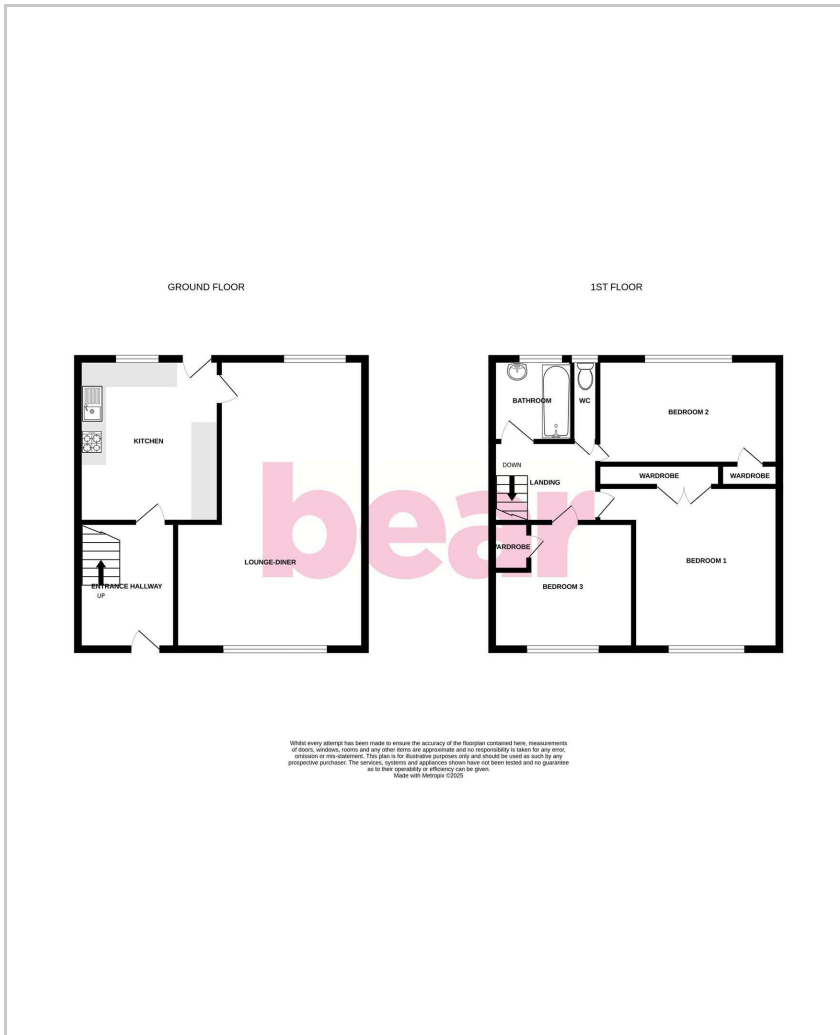
### Agents Notes:

PLEASE NOTE: This property is non-standard construction.

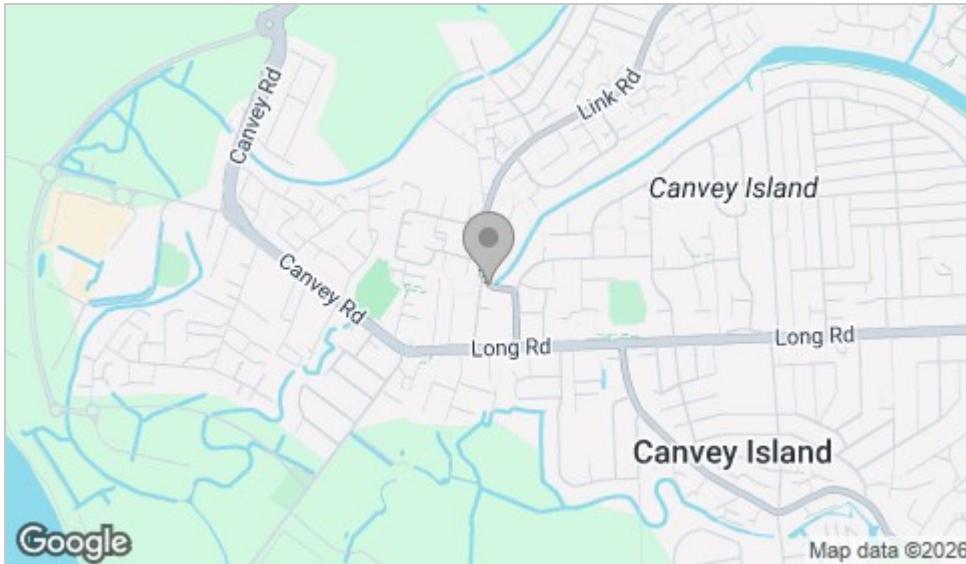
Council tax band: C



# Floor Plan



# Area Map



# Viewing

Please contact our Leigh-on-Sea Office on 01702 887 496 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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# Energy Efficiency Graph

