



54, Harvest Road



**RICHARD
POYNTZ**

54, Harvest Road Canvey Island SS8 9RP

£315,000



Welcome to this charming three-bedroom semi-detached house located on Harvest Road, Canvey Island. This delightful property is offered with no onward chain, making it an ideal choice for those looking to move in without delay. Situated conveniently close to the town centre, residents will find schools, shops, and bus routes all within easy reach, enhancing the appeal of this lovely home.

As you enter, you are greeted by a welcoming porch that leads into a generously sized lounge, perfect for relaxation and entertaining. The stunning modern kitchen diner is a highlight of the property, providing a stylish and functional space for family meals and gatherings. The first floor boasts a spacious landing that leads to three well-proportioned bedrooms, ensuring ample space for family living or guests.

The modern shower room is thoughtfully designed, offering convenience and comfort. Outside, the rear garden is lawned with paved patio, providing a lovely outdoor space for children to play or for hosting summer barbecues. Additionally, the property benefits from a garage and off-street parking, a valuable asset in this area.

With gas-fired central heating, this home ensures warmth and comfort throughout the year. This property is perfect for families or anyone seeking a comfortable and convenient lifestyle in Canvey Island. Don't miss the opportunity to make this wonderful house your new home.

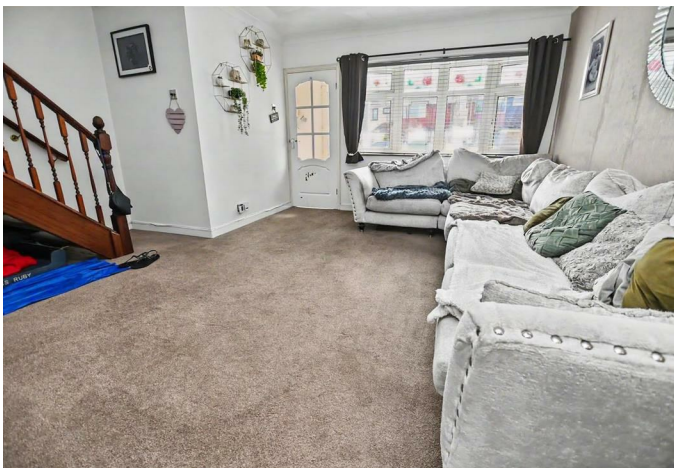


Porch

Lounge

15'8 x 14'8 (4.78m x 4.47m)

Spacious lounge with double glazed front window, fitted carpet and staircase leading to the first floor. A bright and comfortable living space



Kitchen Diner

15'8 x 11 (4.78m x 3.35m)

Modern fitted kitchen with a range of gloss fronted base and wall mounted units, contrasting work surfaces, inset sink unit and tiled flooring. Bright and well presented throughout with double glazed window and door giving access to the rear garden

First Floor landing

Access to the bedrooms

Bedroom One

13'11 x 9 (4.24m x 2.74m)

Double Glazed window

Bedroom Two

12'1 x 9'6 max (3.68m x 2.90m max)

Double Glazed window

Bedroom Three

10'11 x 6'5 max (3.33m x 1.96m max)

Double Glazed window

Shower Room

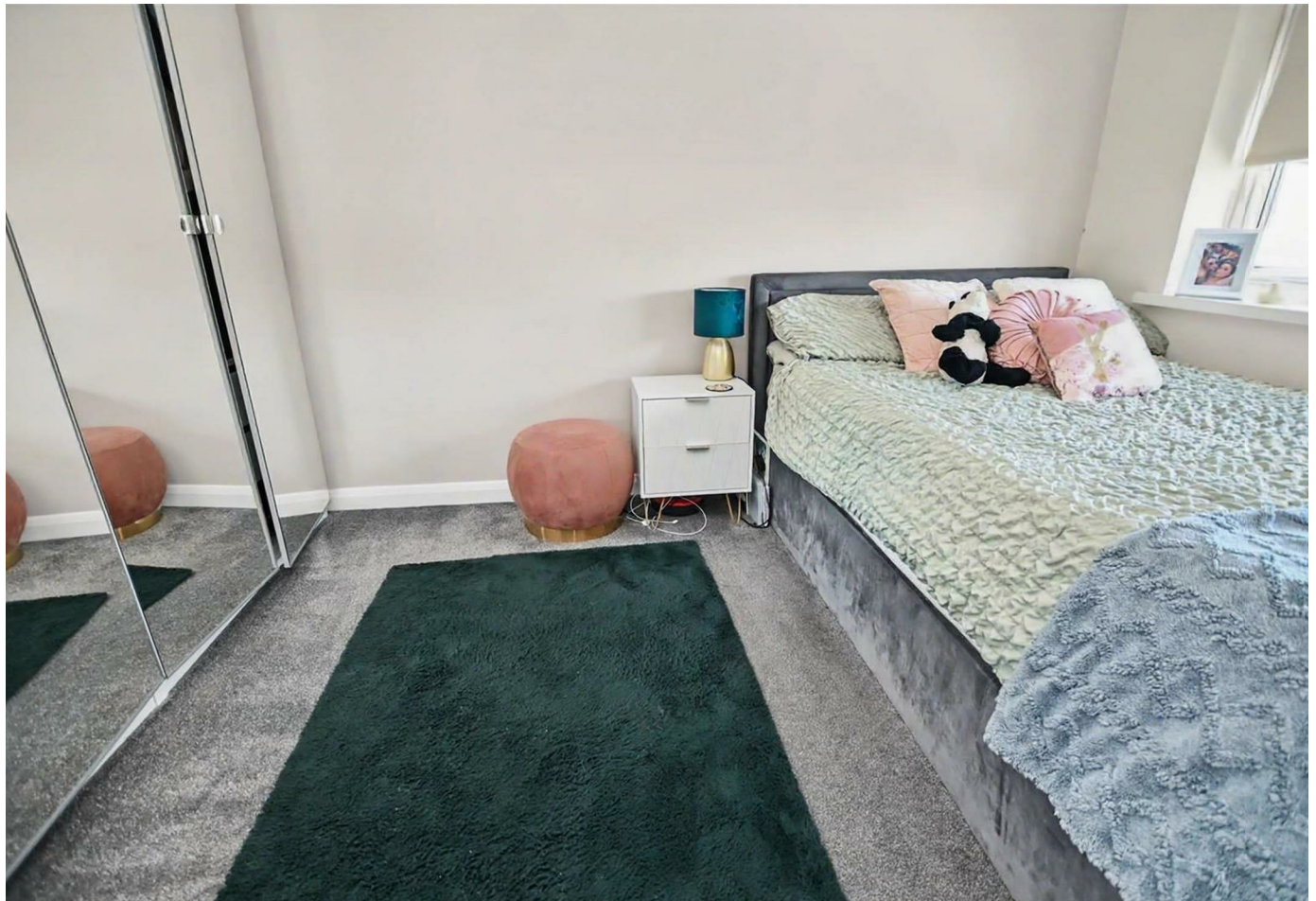
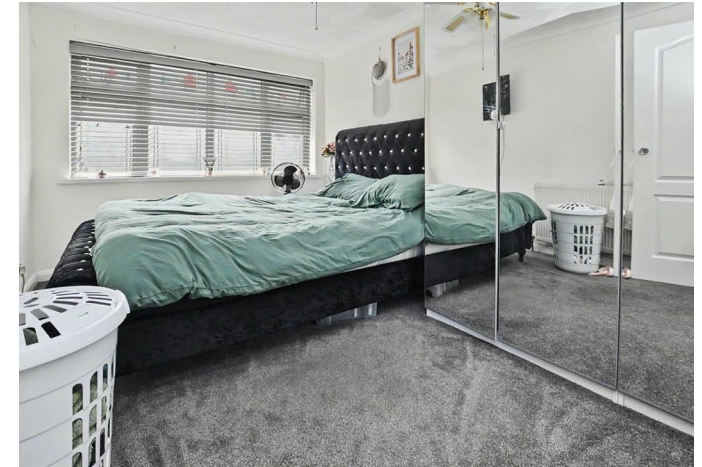
Modern first floor shower room fitted with a white suite comprising corner shower cubicle, vanity wash hand basin and concealed cistern W.C. Complemented by tiled walls, tiled flooring and a frosted double glazed window.

Rear Garden

Rear garden commencing with a paved patio area leading to lawn and decorative shingle sections, all enclosed by fencing

Front Garden

Attractive semi-detached property with block paved driveway providing off street parking, attached garage and double glazed frontage. Positioned within a popular residential location with a practical and well-maintained exterior.

Garage



GROUND FLOOR
APPROX. FLOOR
AREA 650 SQ.FT.
(60.4 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 478 SQ.FT.
(44.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 1129 SQ.FT. (104.8 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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