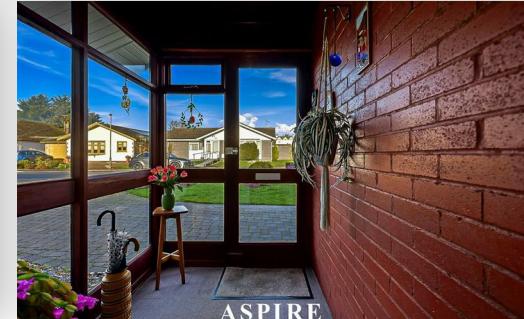


**To arrange a viewing contact us
today on 01268 777400**



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Princes Avenue, Benfleet £575,000

Nestled in the charming area of Princes Avenue, Benfleet, this delightful detached bungalow offers a perfect blend of comfort and convenience. With two spacious reception rooms, this property provides ample space for relaxation and entertaining guests. The two well-appointed bedrooms are designed to ensure a restful night's sleep, making it an ideal home for small families or those seeking a peaceful retreat.

The bungalow features a well-maintained bathroom, catering to all your daily needs with ease. One of the standout features of this property is the generous parking space, accommodating up to seven vehicles, which is a rare find and perfect for families with multiple cars or for hosting visitors.

Surrounded by a friendly community and located close to local amenities, this bungalow is not only a comfortable living space but also a gateway to the vibrant lifestyle that Benfleet has to offer. Whether you are looking to downsize or seeking a new beginning, this property presents an excellent opportunity to enjoy single-storey living in a desirable location. Don't miss the chance to make this charming bungalow your new home.

Porch

6'6" x 5'0" (1.99 x 1.54)

Secure double entrance, leading to the entrance hall

Entrance Hall

14'10" x 5'8" (4.53 x 1.75)

Access To Principal Rooms and Lounge

Lounge

17'3" x 17'5" (5.26 x 5.33)

Spacious and flooded with light by the dual-aspect with bay window to the front and sliding patio doors to the side. Features a decorative electric fireplace. Flows gracefully to the Dining Area.

Dining Area

11'8" x 8'0" (3.58 x 2.44)

Spacious dining area with sliding doors to the conservatory and archway to the kitchen.

Conservatory

12'0" x 11'1" (3.68 x 3.40)

Double glazed conservatory with underfloor heating.

French doors open onto the rear garden.

Kitchen

9'1" x 11'8" (2.79 x 3.57)

Fitted with ample eye and base level units, paired with

granite work tops with undermount sink and mixer tap.

Tiled flooring, inset hob with extractor fan, built in

oven, dishwasher and plumbing for washing machine.

Neff Appliances.

Bedroom One

16'4" x 11'4" (4.98 x 3.47)

Double sized bedroom with view of the front and fitted wardrobes

Bedroom Two

12'2" x 9'0" (3.71 x 2.75)

Double sized bedroom with view of rear garden and fitted wardrobes.

Bathroom

Fully Tiled 4 Piece Suite with shower cubicle, bath, WC and hand wash basin

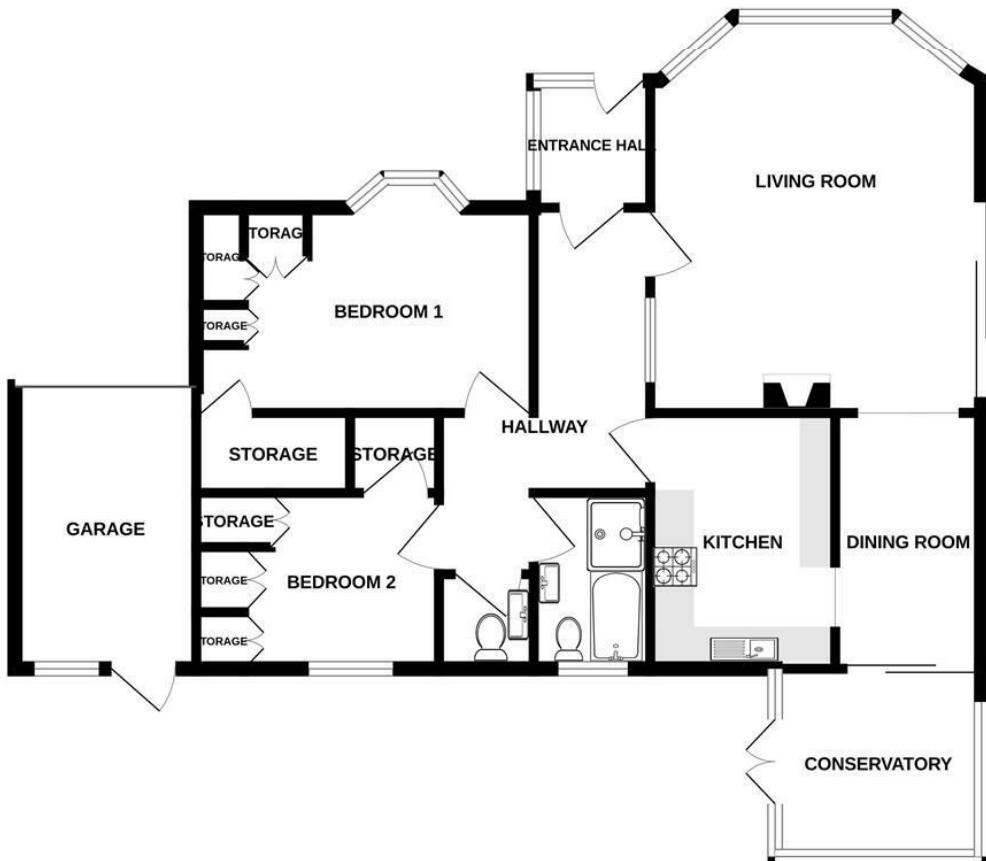
Separate WC

Fully tiled separate WC with hand wash basin.

Garage

Up and over door with access at the rear from garden also

GROUND FLOOR
799 sq.ft. (74.2 sq.m.) approx.



TOTAL FLOOR AREA : 799 sq.ft. (74.2 sq.m.) 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 fixtures and fittings 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 ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ 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 ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



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