



## 43 London Road

Rainham, ME8 7RG

Offers in excess of £750,000



Pollard Estates are proud to present to the market this stunning 4/5 bed detached chalet bungalow. While modest in appearance from the front aspect, this fine home offers an abundance of space and high specification accommodation, only appreciated upon internal inspection!

Thoughtfully appointed throughout, the modernisation has sympathetically combined period style features including high ceilings and large room sizes, with a luxury and contemporary finish.

This unique property benefits from equally generous accommodation across both floors, offering superb versatility and flexibility.

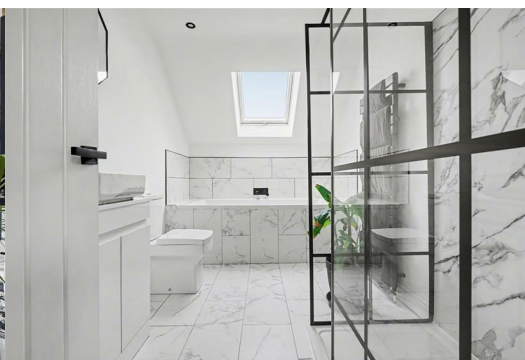
The stand out feature downstairs is the light and airy kitchen/diner, huge in size and perfectly complimented by sleek tiled flooring, a Quartz work top island and bi folding doors leading to the south facing and secluded garden (approx. 130').

Upstairs offers two double bedrooms, a four piece bathroom, and a statement master bedroom complete with walk in wardrobe and en-suite shower room.

Vehicular access via Century Road and parking are provided to the rear, along with a garage. The elevated position and open plan rear living area provides a serene living space, with reduced external noise impact.

Rainham Station, local shops, pubs and restaurants are located closeby, as are motorway links and both numerous primary and secondary schools.

Expertly designed and beautifully executed, with no expense spared and an exceptional level of attention to detail throughout, must be viewed!





Entrance Door to Side

Hallway

Bathroom

5'9 x 5'6 (1.75m x 1.68m)

Bedroom

13'9 x 11'3 (4.19m x 3.43m)

Bedroom/Dining Room/Lounge

16'2 into bay x 10'0 (4.93m into bay x 3.05m)

Open Plan Kitchen/Diner/Family Room

27'9 x 21'6 (8.46m x 6.55m)

Utility Room

9'4 x 4'9 max (2.84m x 1.45m max)

Stairs Up

Landing Incorporating Study Nook

7'2 x 6'5 (2.18m x 1.96m)

Bedroom

19'9 max 11'10 max (6.02m max 3.61m max)

Bedroom

19'9 max x 11'10 max (6.02m max x 3.61m max)

Four Piece Bathroom

11'6 x 7'0 (3.51m x 2.13m)

Master Bedroom

14'8 x 14'3 (4.47m x 4.34m)

Walk In Wardrobe

11'8 x 6'0 (3.56m x 1.83m)

En-Suite

8'3 x 6'11 (2.51m x 2.11m)

Garden

approx 130 (approx 39.62m)

Pump Room

11'3 x 8'9 (3.43m x 2.67m)

Off Road Parking (Access Via Century Road)

Garage

18 x 9 (5.49m x 2.74m)

Important Notice -

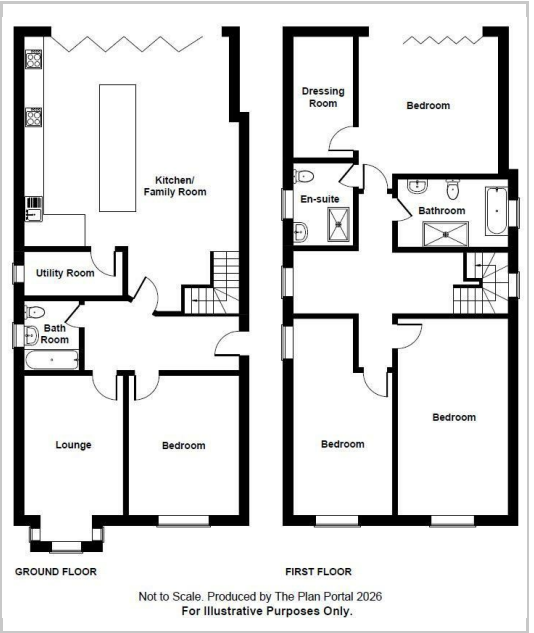
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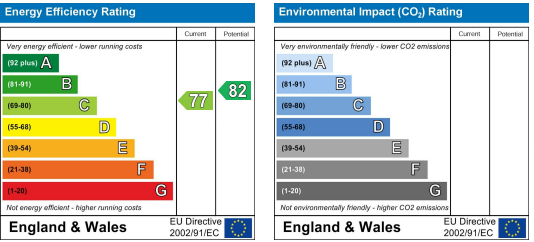
Area Map



Floor Plans



Energy Efficiency Graph



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