



STUART THOMAS  
ESTATES



- LARGE REAR GARDEN
- FANTASTIC CUL DE SAC LOCATION
- SUPERBLY FITTED KITCHEN
- EN SUITE SHOWER ROOM

## 2 The Woods, Hadleigh, Essex, SS7 3JF

Guide Price £500,000

OPEN HOME SATURDAY 8TH FEBRUARY Call for an appointment to view. Location Location! Tucked away in this beautiful cul de sac location is this STUNNING detached 4 bedroom house with a LARGE REAR GARDEN complete with a SWIMMING POOL. With a SUPERBLY FITTED KITCHEN, UTILITY ROOM, L Shaped LOUNGE DINER with FRENCH DOORS, 4 BEDROOMS MASTER WITH EN SUITE and FAMILY SHOWER ROOM. Garage and plenty of off street parking.



## Property Description

### ENTRANCE HALL

Double glazed entrance door with a glazed inset leads to the entrance hall. Tiled floor. Vertical radiator. Stairs lead to the first floor. Personal door leads to the garage. Coving. Inset ceiling spotlights. Open plan to the kitchen.

### CLOAKROOM

Low level wc and a vanity wash hand basin with cupboards under. Heated towel rail. Half tiled to the visible walls and floor. Obscure lead light double glazed window to the side. Extractor fan.

### LOUNGE/DINER

17' 11" x 16' 9 Max L shaped" (5.46m x 5.11m) This beautiful room has 2 sets of double glazed French doors leading to the rear garden. Vertical radiator. Limestone fireplace with a coal effect fire. Two double glazed obscure lead light windows to the side. Wood effect flooring.

### KITCHEN

11' 9" x 8' 10" (3.58m x 2.69m) This superbly fitted kitchen has a range of units at eye and base level with ample granite work surfaces over. 5 ring gas hob and an extractor cooker hood over. Built in double oven, integrated dishwasher. One and a half bowl stainless steel sink unit with a mixer tap over. Double glazed lead light window to the front. Built in wine cooler. Central island unit with a breakfast bar. Integrated fridge and freezer. Vertical radiator. Tiled flooring. Open to the utility room.

### UTILITY ROOM

6' 1" x 5' plus unit depth' (1.85m x 1.52m) A range of units at eye and base level with work surfaces over. Concealed Vaillant gas central heating boiler. Space and plumbing for





washing machine and dishwasher. Tiled floor.

#### LANDING

Lead light obscure double glazed window to the side.  
Radiator. Power points. Coving. Access to the loft.

#### BEDROOM ONE

11' 2 plus door recess" x 9' 11" (3.4m x 3.02m) Double glazed lead light window to the rear. Range of fitted wardrobes and dressing table unit. Coving. Door to:-

#### EN SUITE

With a 3 piece white suite comprising a low level wc wall mounted wash hand basin and a corner shower. Double glazed obscure lead light window to the side. Fully tiled to all visible walls and floor. Heated towel rail. Coving. Inset ceiling spotlights. Electric shaver socket.

#### BEDROOM TWO

11' 10" x 8' 11" (3.61m x 2.72m) Lead light double glazed windows to the front. Radiator, coving.

#### BEDROOM THREE

10' 6" x 8' 7" (3.2m x 2.62m) Wood effect flooring. Lead light double glazed window to the front. Radiator. Coving.

#### BEDROOM FOUR

10' 3" x 7' 2" (3.12m x 2.18m) Lead light double glazed window to the rear. Radiator.

#### SHOWER ROOM

With a 3 piece white suite comprising a low level wc pedestal wash hand basin and a double width shower cubicle. Extractor fan. Heated towel rail. Electric shaver socket. Obscure lead light double glazed window to the side. Coving.





Fully tiled to all visible walls and floor.

#### GARAGE

Integral with an up and over door. Personal door leads to the entrance hall.

#### FRONT GARDEN

Being paved providing ample off street parking for several vehicles.

#### REAR GARDEN

This superb rear garden is in excess of 100' in length commencing with a large decked area with inset lighting. Liner swimming pool. Two summerhouses and a garden shed. Water fountain.

%epcGraph\_c\_1\_334%

294 Kiln Road, Benfleet, Essex,  
SS7 1QT

stestates.co.uk  
01702 558110  
info@stestates.co.uk

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.