



- LARGE SOUTH FACING GARDEN
- THREE DOUBLE BEDROOMS
- SHORT WALK TO THUNDERSLEY VILLAGE
- CLOSE TO LOCAL PRIMARY SCHOOL

138 Hart Road, Benfleet, Essex , SS7 3PS

£425,000

Located in the heart of Thundersley Village, a short walk from Thundersley Primary School, Cedar Hall School, Thundersley Common and the many shops and cafes in the Village, is this three bedroom semi-detached house with a large SOUTH facing garden. This well presented property benefits from having a modern kitchen; spacious diner and ample off street parking with rear gated access offering additional parking, perfect for caravan/motor home. Scope and potential to extend subject to usual planning consents.



Property Description

HALL

Carpeted staircase to first floor landing and understairs storage cupboard. Tiled flooring. Radiator. Coving. Skirting. Smooth ceiling.

KITCHEN

Range of white gloss base and eye level units with granite work surfaces and tiled splashbacks. Inset ceramic sink with chrome mixer tap. Space for hob & oven with extractor hood. Space for fridge/freezer. Integrated washing machine, tumble dryer & dishwasher. Tiled floor. Radiator. UPVC double glazed window to front with fitted venetian blinds. Electric heater. UPVC double glazed patio doors leading to rear garden. Smooth ceiling with spotlight insets. Integrated wine fridge.

LOUNGE

UPVC double glazed window with fitted blinds to rear. Radiator. Carpet. Smooth ceiling. Coving. Skirting.

LANDING

UPVC double glazed window to front aspect, coving. Access to part boarded loft with fitted loft ladder. Airing cupboard housing boiler. Radiator, skirting and carpet.

BEDROOM ONE

UPVC double glazed window to rear aspect with fitted venetian blinds. Wardrobes to remain. Radiator. Smooth ceilings. Coving, skirting and carpet.

BEDROOM TWO

UPVC double glazed window to rear aspect with fitted venetian blinds. Radiator. Coving, skirting and carpet.





BEDROOM THREE

UPVC double glazed window to front aspect with fitted venetian blinds. Built in storage cupboard. Smooth ceilings. Radiator. Coving, skirting and carpet.

SHOWER ROOM

Three piece suite comprising; sliding glass shower enclosure with rain shower and additional hand held shower attachment. Pedestal wash hand basin with mixer tap and splashback tiles. Close coupled w/c. Smooth ceiling. Tiled flooring. Obscure UPVC double glazed window to the side with fitted venetian blinds. Extractor fan. Wall mounted chrome heated towel rail.



GARDEN

The SOUTH FACING rear garden commences with a large paved patio seating area and separate gravel area perfect for enjoying summer with friends and family. The rear of the garden is concreted with gated rear access offering additional parking, perfect for securely storing a caravan/motorhome. Large storage shed (8x16ft) to remain. Concreate storage shed. External water tap and electric point.

FRONT GARDEN

A large frontage with black ice gravel offering parking for multiple vehicles.

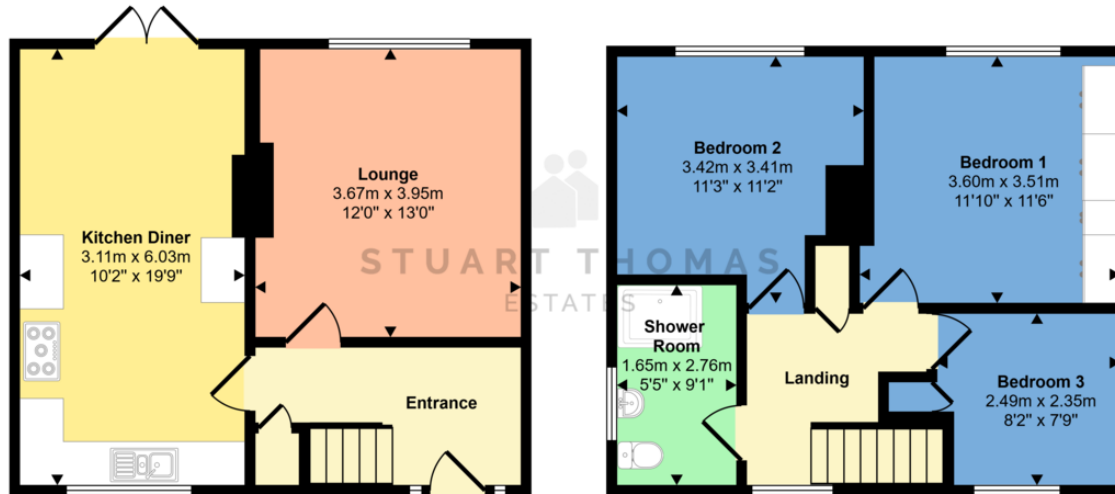
AGENTS NOTES

Tenure Freehold

Castle Point Borough Council

Council Tax Band C

Approx Gross Internal Area
83 sq m / 896 sq ft



Ground Floor
Approx 42 sq m / 449 sq ft

First Floor
Approx 42 sq m / 447 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	55 D	
39-54	E		
21-38	F		
1-20	G		

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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