

stuart
thomas



- LARGE SOUTH FACING REAR GARDEN
- THREE BEDROOMS
- SUPERBLY FITTED KITCHEN
- GROUND FLOOR WC

20 Byron Avenue, Southend-on-Sea, SS2 5HL

Guide Price £250,000

OPEN HOME SATURDAY 24TH March Call for an appointment to view! STUART THOMAS invite you to come along and view this beautiful 3 bedroom family home with a LARGE SOUTH FACING REAR GARDEN and OFF STREET PARKING. With a well fitted KITCHEN, GROUND FLOOR WC, Attractive Lounge three bedrooms and bathroom upstairs.



Property Description

ENTRANCE HALL

Double glazed entrance door with a stained glass inset leads to the entrance hall. Lead light double glazed window to the front. Double radiator. Stairs to the first floor. Thermostat for the central heating.

GROUND FLOOR CLOAKROOM

With a low level wc and corner wash hand basin. Obscure double glazed window to the side. Tiled floor and half tiled walls.

LOUNGE

16' 1" x 11' 3" (4.9m x 3.43m) This very attractive room has double glazed French doors leading to the rear garden. Double glazed lead light window to the front. Chimney breast. Coving. Ornate ceiling rose. Double radiator.

KITCHEN

10' 9" x 9' 11" (3.28m x 3.02m) This superbly fitted kitchen is fitted with a range of units at eye and base level with ample work surfaces over. Single drainer sink unit with a mixer tap over. Space and plumbing for a washing machine. Extractor cooker hood. Double radiator. Built in storage cupboard housing the electric consumer unit with a recessed display area over. Double glazed door and window to the rear.

LANDING

Access to the loft.

BEDROOM ONE

16' 2" x 11' 5 max narrowing to 7' 4" (4.93m x 3.48m) This good size master bedroom has a lead light double glazed window to the front. Double glazed window to the rear. Built in cupboard. Radiator.





BEDROOM TWO

11' 8" x 7' 4" (3.56m x 2.24m) Lead light double glazed window to the front. Double radiator. Built in wardrobe with overhead storage. Further storage cupboard.

BEDROOM THREE

8' 5" x 6' 3" (2.57m x 1.91m) Double glazed window to the rear. Radiator.

BATHROOM

With a 2 piece white suite comprising a panelled bath with an electric shower over and shower screen, wash hand basin with a mixer tap and cupboard under. Double glazed obscure window to the rear. Heated towel rail, extractor fan. Fully to two walls and visible flooring.

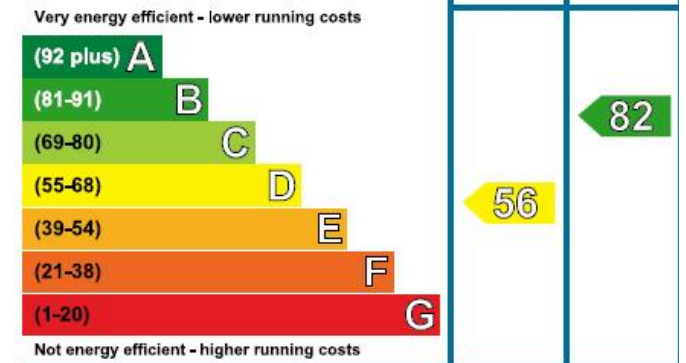
FRONT GARDEN

With off street parking to the front.

REAR GARDEN

This good size SOUTH FACING rear garden is laid to lawn with a large decked area. Screen fencing. Paved patio. Side access to the front. Outside lighting and water supply.





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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 and 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