



STUART THOMAS
ESTATES



- SUPERB LOCATION
- CLOSE TO THUNDERSLEY COMMON
- THREE BEDROOMS
- NO ONWARD CHAIN

Casa Piccola, Great Burches Road, Thundersley, Essex, SS7 3LX

Guide Price £450,000

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Property Description

GENERAL

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ENTRANCE PORCH

Wooden entrance door with a glazed inset leads to the entrance porch. Georgian style windows. Tiled floor. 15 light door leads to the:-

ENTRANCE HALL

Stairs to the first floor. Radiator. Tiled floor. Coving. Thermostat for the central heating.

LOUNGE

15' 10" x 11' 10" (4.83m x 3.61m) This attractive room has wide double glazed sliding patio doors leading to the rear garden. Coving. High level double glazed georgian style window to the side. Radiator. Feature fireplace with an electric pebble fire.

KITCHEN/DINER

16' 0" x 13' 3" (4.88m x 4.04m) This good size well fitted L shaped kitchen/diner has a range of units at eye and base level with ample work surfaces over. Tiled floor. Large understairs storage cupboard housing the gas fired central heating boiler and service meters. Two radiators. Double glazed georgian style bay window to the front aspect. Further double glazed georgian style windows to the front and side. Part glazed double glazed door leads to the side. 4 ring gas





hob with an extractor cooker hood over. Double oven. Space and plumbing for a washing machine. Single drainer stainless steel sink unit with a mixer tap over. Pelmet with inset spotlights.

LANDING

Access to the loft. Airing cupboard.

BEDROOM ONE

15' 11" x 11' 1" (4.85m x 3.38m) Double glazed georgian style window to the rear. Radiator. Coving.

BEDROOM TWO

10' 1" x 7' 2" (3.07m x 2.18m) Double glazed georgian style window to the front. Radiator. Coving.

BEDROOM THREE

10' 1" x 7' 2" (3.07m x 2.18m) Double glazed georgian style window to the front. Radiator.

SHOWER ROOM

With a low level wc vanity wash basin with cupboards under and a shower cubicle. Obscure double glazed window to the side. Heated towel rail. Tiled floor.

GARAGE

Detached approached via Allandale with an up and over door. Personal door to the rear garden. Light and power.

FRONT GARDEN

Laid to lawn with well established shrubs. Block paved parking to the side.

REAR GARDEN



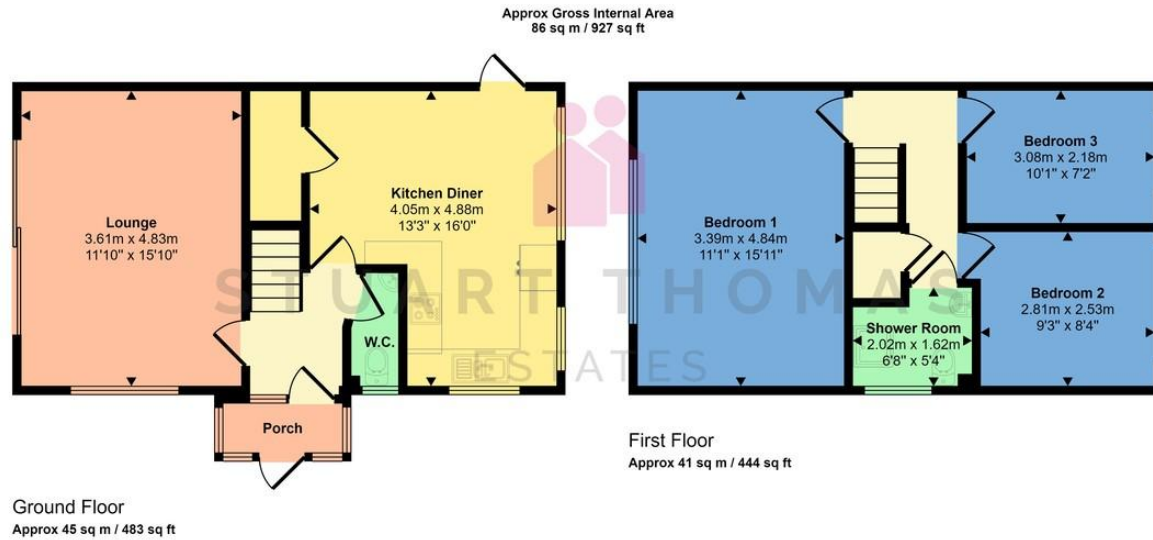
This walled garden is easily maintained with artificial lawn.
Large paved patio, gate to the front.

GENERAL

Tenure Freehold

Castle Point Borough Council

Council Tax Band E



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		81 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