



STUART THOMAS  
ESTATES



- EXTENDED THREE BEDROOM BUNGALOW
- OPEN PLAN LOUNGE/DINER
- GREAT LOCATION CLOSE TO LOCAL SHOPS, SCHOOLS AND AMENITIES

53 Kingshaws, Benfleet, Essex, SS7 3UN

£425,000

DON'T MISS OUT on this Beautiful THREE bedroom semi detached bungalow situated in a convenient location within easy reach of Hart Road shops. The property benefits from easy access to local amenities, schools, and transport links. Luxury family bath room & ensuite, open plan lounge/diner and well fitted kitchen.



## Property Description

### ENTRANCE HALL

A bright and spacious hall with panel detail and multiple concealed wall storage. Triple Column Horizontal Traditional Radiator. Marble effect tiled flooring. Coving and skirting. Access to loft.

### LOUNGE

A good size lounge diner with a double glazed bay window to front aspect. Brick feature fireplace. Radiator. Carpet. Archway to dining area with patio doors leading to garden.

### KITCHEN

Smooth ceiling with spotlight insets. Window to side aspect. Range of white gloss eye and base level units with black granite surfaces with inset one and a half bowl sink drainer. Inset 4 ring induction hob with stainless steel extractor over and electric oven under. Integrated dishwasher. Space for fridge/freezer. Space for washing machine. Tiled splashbacks. Cupboard housing boiler. Double glazed door to:

### LEAN TO

Lean to with built in seating with hidden storage. Wood effect laminate flooring.

### BEDROOM ONE

Skimmed ceiling with vaulted ceiling double glazed window. Carpet. Double column vertical radiator. Double glazed French doors to rear aspect leading to garden. Door to:





#### ENSUITE

A beautiful bright, and modern ensuite, fully tiled to all visible walls. Wall mounted shower panel tower with additional hand held shower attachment. Wall mounted stainless steel towel rail. White gloss tiled floor. WC with concealed cistern. Wall mounted sink with mixer tap.

#### BEDROOM TWO

A good size second bedroom. Double glazed bay window to front. Carpet. Radiator. Skirting. Coving.

#### BEDROOM THREE

Double glazed bay window to front. Carpet. Radiator. Skirting. Coving. Access to part boarded loft.

#### GARDEN

The rear garden commencing with patio area leading on to lawn. Shed to remain. Gated side access.

#### BATHROOM

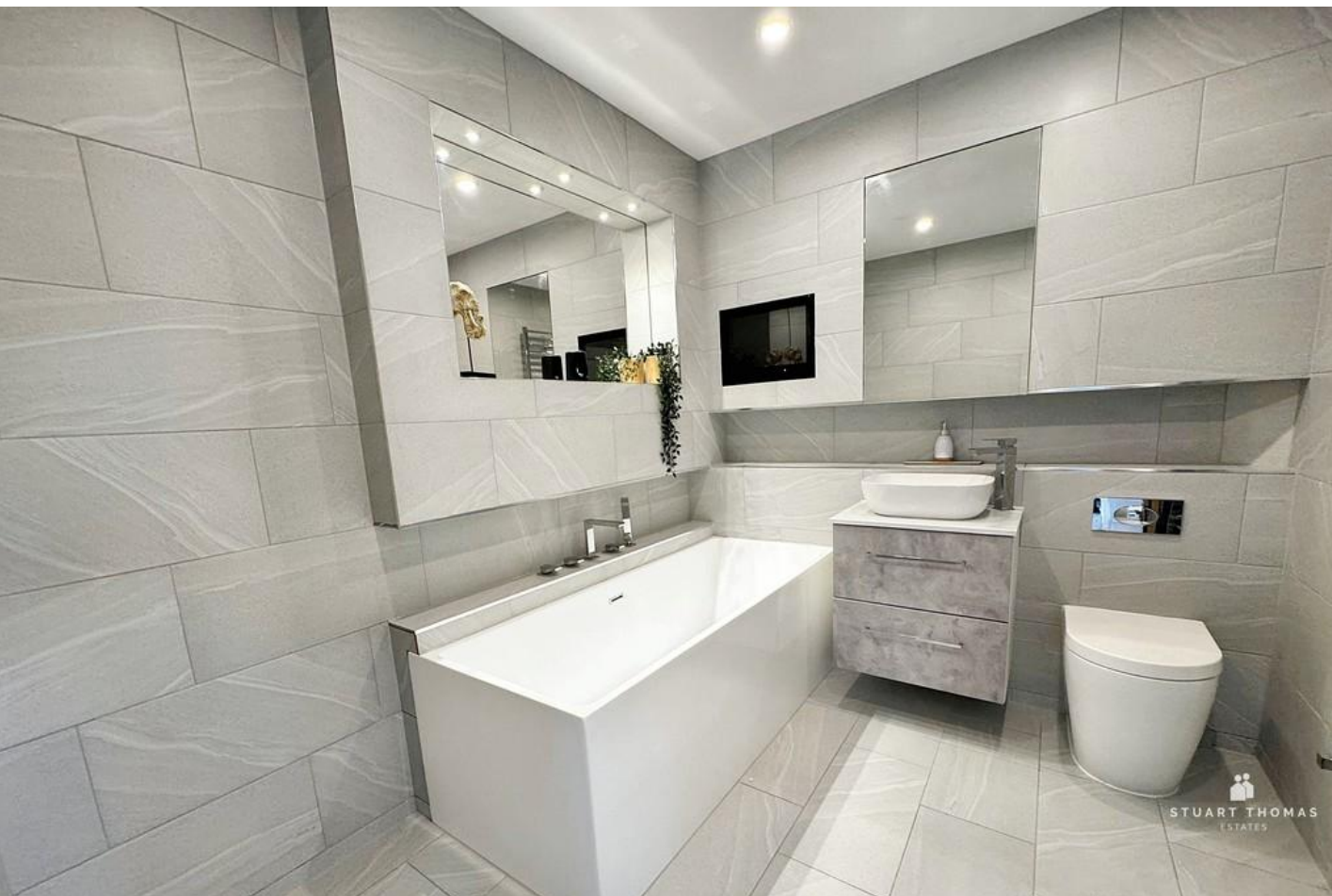
A bespoke four piece suit comprising large bath with chrome taps and separate handheld shower attachment and tap. WC with concealed cistern. Built in shelving. Oval counter top wash basins with chrome mixer tap, storage below and mirror with concealed Jack & Jill storage joining with ensuite.

#### AGENT NOTES

Tenure Freehold  
Castle Point Borough Council  
Council Tax Band

#### FRONT GARDEN

There is parking for several vehicles at the front of the property.





Floorplan

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	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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