



- 1900's Built
- Five Bedrooms
- Two En-suites
- Garage
- Detached
- Large Reception Rooms
- Utility Room
- Two Staircases
- Original Features
- Electric Gates

## 101 Lampits Hill, Corringham, Stanford-le-Hope, Essex. SS17 9AB.

Situated on Lampits Hill, within the heart of Old Corringham sits this individual property. It has been hugely extended and improved from its original build, this property offers flexible accommodation throughout. The original property dates back to the early 1900's and has been extensively extended over the years, this property has many original features including high ceilings and fireplaces. The main entrance hallway gives access to the sitting room, with staircase leading to three double bedrooms and bathroom. The ground floor continues with fitted kitchen overlooking the rear garden.





# Property Details.

## Ground Floor

### Entrance Hall

### Family Lounge



20' 10" x 12' 1" (6.35m x 3.68m)

Feature fireplace, Radiator, window to front, double doors to rear.

### Kitchen



14' 2" x 7' 11" (4.32m x 2.41m)

High gloss wall and base units with Quartz work surfaces over, wall mounted double oven. windows to rear and side over looking the garden.

## Family Lounge/Family Room



28' 10" x 23' 0" (8.79m x 7.01m)

Windows to front, designer radiators, Wood effect flooring, OP\_en to bar area, double doors leading to inner hallway

### Bar Area



9' 5" x 7' 11" (2.87m x 2.41m)

## First Floor

### First Floor Landing

Window to front, doors to

### Bedroom

15' 8" x 12' 5" (4.78m x 3.78m)

Window to front, Radiator, Built in wardrobes.

### Bedroom

12' 4" x 11' 8" (3.76m x 3.56m)

Window to front, Radiator, Built in wardrobes

### Bedroom

12' 6" x 9' 3" (3.81m x 2.82m)

Window to rear, Radiator, Build in wardrobes

# Property Details.

## Bathroom



Corner shower bath with water-jets and body jets, Window to rear, Radiator, vanity wash hand basin, tiled floors and walls

## Separate WC

Low level WC, Window to rear

## Master Bedroom



16' 8" x 12' 6" (5.08m x 3.81m)

Windows to front, Radiator, built in wardrobes door to ensuite

## En-Suite



12' 8" x 7' 1" (3.86m x 2.16m)

Sauna, Freestanding bath, Shower cubicle, Vanity wash hand basin, tiled walls and floor

## Bedroom

14' 7" x 8' 0" (4.45m x 2.44m)

Window to rear, radiator, built in wardrobes

## Wet Room

wall mounted toilet, vanity wash hand basin, wall mounted shower, tiled walls and floor

## Outside

## Rear garden



The rear garden commence with a patio area and remainder being laid to lawn with an array of mature flower, scrubs and trees, the the rear of the property there is a detached garage and electric gates

## Driveway

The front of the property is walled with a path leading to the front door with lawn to the sides with flower and scrub boarders, double driveway.



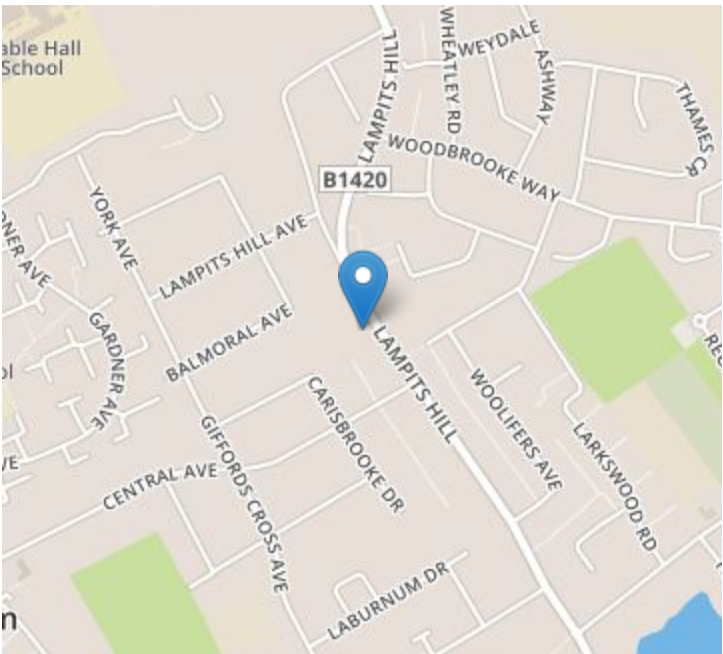
# Property Details.

## Floorplans

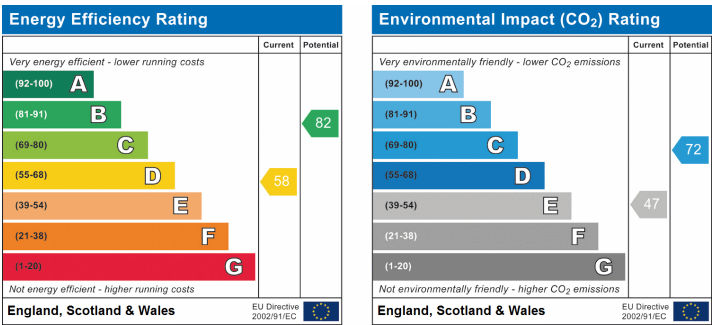


Visual representations have been made to ensure the accuracy of the layout contained herein. Measurements of this property have been taken and are given to the nearest millimetre. The property is shown as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.

## Location



## Energy Ratings



We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.