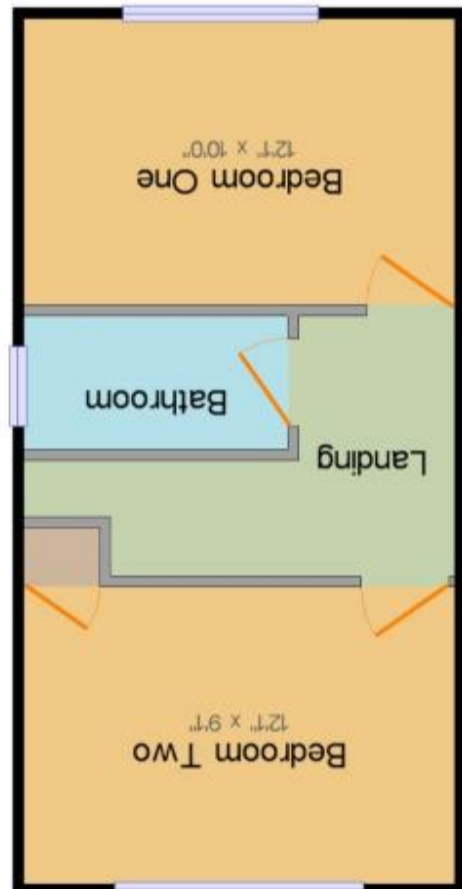


Important Notice: These Particulars have been prepared for prospective purchasers for guidance only. They are not part of an offer or contract. Whilst some descriptions are obviously subjective and information is given in good faith, they should not be relied upon as statements or representative of fact. If the property has been extended, or altered, we may not have seen evidence of planning consent or building regulation approval, although we will have made enquiries about these matters with the Vendor.

Ground Floor



1st Floor





PARTICULARS

*** SPACIOUS 2 BED SEMI-DETACHED HOUSE*** SOUGHT-AFTER LOCATION ***

Elliott and Smith welcome you to view this charming property, with TWO DOUBLE BEDROOMS, SPACIOUS LIVING/DINING, MODERN FITTED KITCHEN with BREAKFAST BAR, SOUTH FACING GARDEN with LOG CABIN, GARAGE, situated in a quiet residential area, approximately one mile to Rayleigh Train Station and High Street. Whether you are a first time buyer, downsizing, or looking for an investment property, we encourage you to book your viewing, without delay. This property is well presented and all rooms are of generous sizing...You will be impressed!

LOCATION

Situated in a highly sought-after location, this property falls within the catchment area for the popular Glebe Primary School and Sweyne Park School. Conveniently located close to Rayleigh High Street and excellent transport links, one mile to Rayleigh Train Station and easy access to the A127.

PORCH

5' 1" x 4' 3" (1.55m x 1.30m) Solid Timber entrance door to porch; Double Glazed Window to Front Aspect; Ceiling Light Fitting; Power Points; Glass Panel/Timber Door to Living/Dining Area.

LIVING/DINING ROOM

17' 5" x 12' 0" (5.31m x 3.66m) A lovely, social and spacious living/dining area, featuring: Windows to front and side aspect, allowing plenty of natural light to flow though. Wood Effect Laminate Flooring; Double Glazed Georgian Style Windows; Wall Light Fittings with Dimmer Switch; Two Radiators; Timber Door with Glass Panels to Kitchen; Stairs Leading to Upper Floor.



KITCHEN

12' 10" x 9' 5" (3.91m x 2.87m) Modern fitted kitchen comprising of: Breakfast Bar; Plenty of Wall and Base Units; Matching Tall Storage Cupboard; Under-Cabinet Ambient Lighting; Lighting to Display Cabinets; Space for Washing Machine, Dishwasher, Fridge Freezer; Integrated 5-Ring Gas Hob; Integrated Electric Oven; Curved Glass Chimney Hood Extractor; Tiled Splashbacks; Wood Effect Flooring; Ceiling Light Fittings; Radiator; Double Glazed Georgian Style Window to Rear; Double Glazed Door to Rear Garden.

BEDROOM ONE

13' 0" x 9' 0" (3.96m x 2.74m) Light and bright double bedroom with: Carpeted Flooring; Double Glazed Georgian Style Windows to Front Aspect; Radiator; Ceiling Light Fittings with Dimmer Switch.

BEDROOM TWO

13' 0" x 9' 0" (3.96m x 2.74m) Carpeted Flooring; Built-in Storage Cupboard; Radiator; Roller Blind to Double Glazed Georgian Style Window benefitting from Rear Garden Views; Ceiling Light Fitting with Dimmer Switch; Radiator.

BATHROOM

8' 0" x 4' 2" (2.44m x 1.27m) Three piece bath suite comprising of: Tiled Panel Bath with Hot/Cold Water Taps; Electric Shower; and Wall-Mounted Shower Head; Vanity Basin with Hot/Cold Water Taps; WC; Chrome Towel Rail; Wall-Mounted Mirror; Wall-Mounted Mirrored Corner Cabinet; Shavers Socket; Radiator; Double Glazed Georgian Style Window; Tiles to Walls; Ceiling Light Fitting.

REAR GARDEN

South-Facing Garden! This fully fenced, low maintenance garden allows you to enjoy outdoor living, with little work to do. A fantastic addition to the garden is the lovely log cabin, measuring approximately 17ft x 9ft; Large paved patio area for entertaining/al fresco dining with additional paved seating area to the rear of the garden; Access to Garage.

