



Benfleet, Guide Price £400,000 - £410,000, 3 Bed Detached

Essex Guild Homes are delighted to Offer For sale this Detached Three Bedroom Bungalow in a Lovely, **Quiet Sought After Cul-de-Sac Location**. Just minutes from Country Walks and Shops. Garage and Multiple Parking. Beautifully Landscaped Rear Garden. Viewing Essential. Council Tax Band: E EPC Rating: D



Clifton Way, Essex, SS7 5QX

WELL PRICED THREE BED DETACHED BUNGALOW

**BRIGHT GOOD SIZE L SHAPED LOUNGE / DINING ROOM
WITH LARGE BRAND NEW WINDOWS**

FITTED KITCHEN WITH DOOR TO SIDE

QUIET, HIGHLY SOUGHT AFTER CUL-DE-SAC LOCATION

MULTIPLE PARKING AND GARAGE

CLOSE TO COUNTRY WALKS, PARKS AND SHOPS

CONSERVATORY

BEAUTIFULLY LANDSCAPED REAR GARDEN

**SHOWER ROOM
SPACE TO INSTALL A BATH IF REQUIRED**

VIEWING ESSENTIAL

Energy Performance Rating: D

Council Tax Band: E

Inspected By: Thomas Devlin-James

Disclaimer: The measurements indicated are supplied for guidance only, potential buyers are advised to re-check the measurements before committing to any expense.

Entrance Porch

Shaped Entrance Hall

L Shaped Lounge / Dining Room
19' 5" max x 15' 3" max (5.91m x 4.64m max)

Fitted Kitchen with Door to Side
11' 2" x 10' max (3.40m x 3.05m max)

Conservatory
9' 1" x 9' (2.77m x 2.74m)

Bedroom One
12' 9" x 10' 7" (3.88m x 3.22m)

Bedroom Two
13' 2" x 8' 8" (4.01m x 2.64m)

Bedroom Three with Double Glazed Window to Side
13' 3" x 8' 6" (4.04m x 2.59m)

Shower Room with Space to Install a Bath if Required
7' 4" x 5' 4" (2.23m x 1.62m)

Beautifully Landscaped Rear Garden

Front Garden Laid to Lawn

Garage and Driveway allowing Multiple Parking





TOTAL APPROX. FLOOR AREA 919 SQ.FT. (85.3 SQ.M.)
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