

stuart
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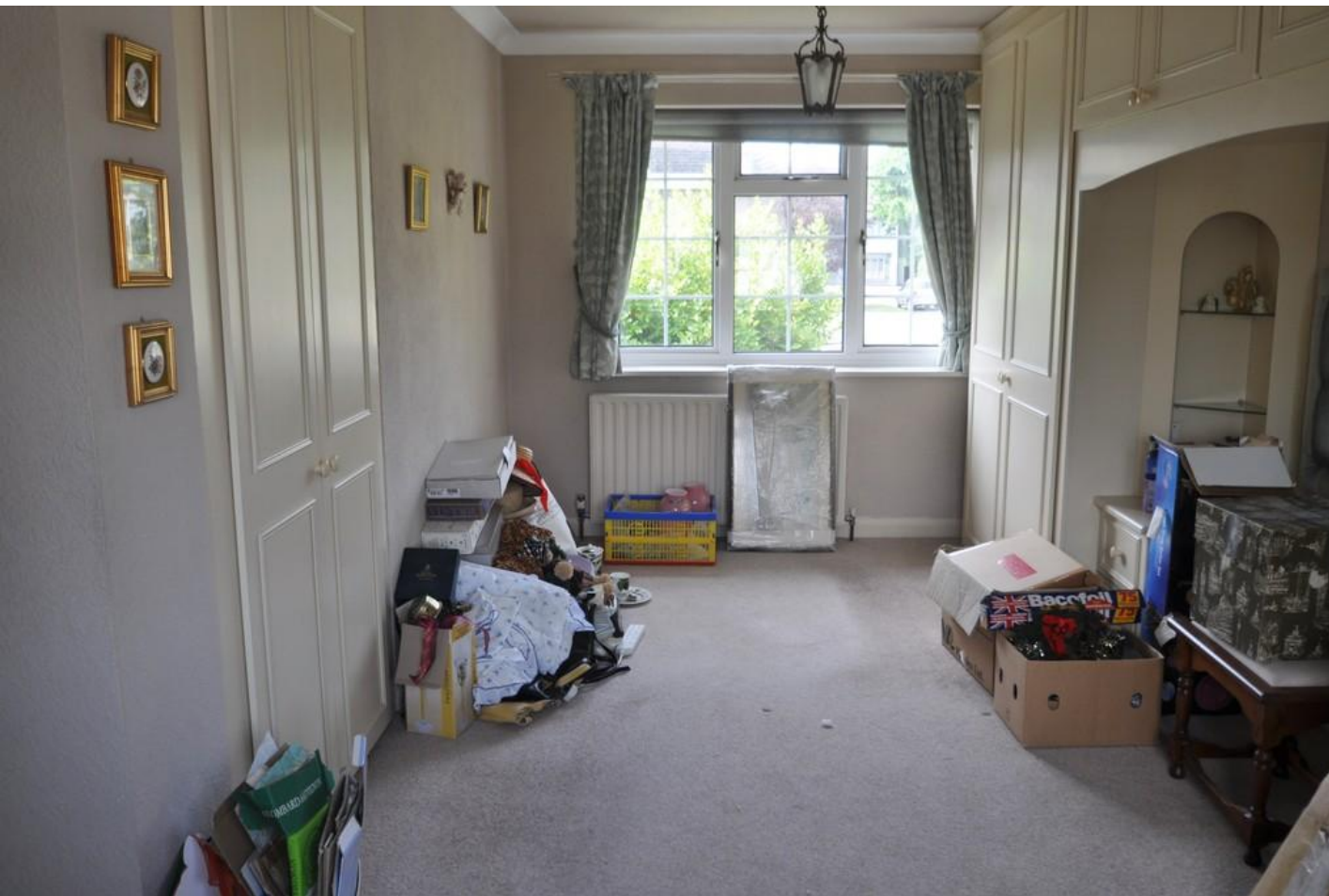


- DETACHED
- MAINLY WALLED GARDEN
- LONGER THAN AVERAGE GARAGE
- LOUNGE WITH FRENCH DOORS

3 Netherfield, Benfleet, Essex, SS7 1TY

£465,000

LOCATION LOCATION LOCATION! In this HIGHLY SOUGHT AFTER CUL DE SAC is this DETACHED neo Georgian house. With three bedrooms to the first floor, bathroom and a small utility room, downstairs is the Lounge, Dining Room, kitchen and shower room. The wrap around rear garden is secluded and mainly walled giving access to the larger than average garage.



Property Description

ENTRANCE HALL

Double glazed entrance door and a 12 light side screen leads to the entrance hall. Radiator. Coving. Stairs to the first floor with a cupboard under. Thermostat for the central heating. Double glazed georgian style window the front.

SHOWER ROOM

3 piece white suite comprising a low level wc vanity wash hand basin with cupboards under and a shower cubicle. Double glazed obscure windows to the front and side. Tiled floor and half tiling to all visible walls.

LOUNGE

17' 7" x 11' 10" (5.36m x 3.61m) Double glazed French doors lead to the rear garden. Double glazed Georgian style bow window to the front and a further double glazed Georgian style window to the side. Feature fire surround. Skirting radiators. Coving.

DINING ROOM

11' 3" x 9' 9" (3.43m x 2.97m) Double glazed Georgian style window to the rear. Radiator. Coving.



KITCHEN

11' 3" narrowing to 10' 11" x 10' 6" (3.43m x 3.2m) Fitted with units at eye and base level. Integrated dishwasher and fridge. Creda double oven. 4 ring gas hob. Concealed extractor cooker hood. One and a half bowl single drainer sink unit with a mixer tap. Double glazed Georgian style window to the rear. Cupboard housing the gas fired central heating boiler. Double glazed Georgian style door to the side. Tiled floor. Breakfast bar.

UTILITY ROOM FIRST FLOOR



5' 11" x 2' 10" (1.8m x 0.86m) Double glazed Georgian style window to the side. Space and plumbing for a washing machine and tumble dryer. Coving.

BEDROOM ONE

17' 7" x 8' 11 plus door recess" (5.36m x 2.72m) With a range of fitted wardrobes, chest of drawers and bedside tables. Double glazed Georgian style windows to the front and rear. Coving.

BEDROOM TWO

11' 6" x 10' 6 into recess narrowing to 8' 6"" (3.51m x 3.2m) Double glazed Georgian style window to the rear. Radiator. Coving. Recess with shelving.

BEDROOM THREE

11' 5" x 7' 10" (3.48m x 2.39m) Double glazed Georgian style window to the rear. Radiator. Coving.

BATHROOM

With a 3 piece white suite comprising a low level wc vanity wash hand basin with cupboards under and corner bath with a shower screen. Heated towel rail. Double glazed obscure Georgian style window to the rear. Coving. Fully tiled to all visible walls.

LARGE GARAGE

This longer than average garage is situated at the rear of the property and has an up and over door and personal door leading into the rear garden.

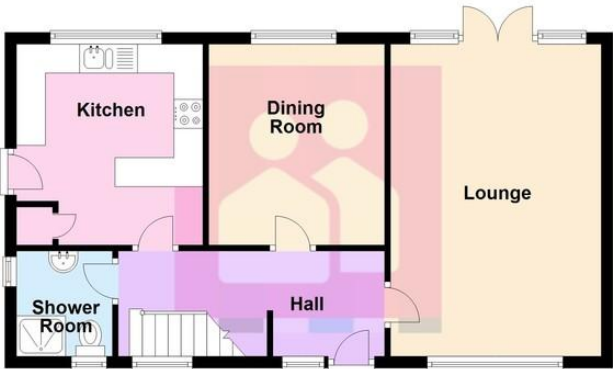
MAINLY WALLED REAR GARDEN

This garden wraps around the rear and side of the property. Wrought iron gate leads to the front of the property and a further wrought iron gate leads to the rear driveway leading



to the garage. Wall lights. Paved patio. Lawn area and outside water supply.

Ground Floor



First Floor

