

stuart  
thomas



- KING JOHN CATCHMENT
- DOUBLE GARAGE
- SUPERBLY FITTED KITCHEN
- GROUND FLOOR STUDY

8, Five Oaks, Thundersley, Essex, SS7 1SE

Guide Price £575,000

Come along to take a look at this STUNNING BEAUTIFULLY DECORATED FOUR BEDROOM HOME. DOUBLE GARAGE, SUPERBLY FITTED KITCHEN, UTILITY ROOM, DINING ROOM and very ATTRACTIVE LOUNGE, GROUND FLOOR STUDY CONSERVATORY and CLOAKROOM. LUXURY bathroom and EN SUITE.



## Property Description

### ENTRANCE HALL

Double glazed entrance door with glazed side screens lead to the entrance hall. Stairs to the first floor with a glass balustrade. Double radiator. Coving. Thermostat for the central heating. Understairs storage cupboard.

### CLOAKROOM

Beautifully decorated and half tiled to the visible walls and floor. Low level wc with a concealed cistern and vanity wash hand basin. Heated towel rail.

### LOUNGE

19' 8" x 11' 9" (5.99m x 3.58m) This very attractive room has a feature fireplace with gas fire and recess above for a TV. Two double glazed Georgian style sash windows to the front. Coving. Two double radiators. Twin double glazed doors lead to the conservatory.

### DINING ROOM

11' 4" x 10' 4" (3.45m x 3.15m) Double glazed Georgian style window to the rear. Coving. Dado rail. Radiator. Door leads to the kitchen Twin doors lead to the Lounge.



### KITCHEN

13' 11" x 11' 7 MAX" (4.24m x 3.53m) This superbly fitted kitchen has a range of units at eye and base level with ample granite work surfaces over. Slate tiled floor. 5 ring gas hob with an extractor cooker hood over. Circular stainless steel sink unit with a matching drainer. Neff double oven. Integrated fridge and freezer and dishwasher. Pull out larder cupboard. Breakfast bar. Double glazed Georgian style window to the rear and flank. Double radiator. Inset ceiling spotlights. Door leads to the utility room.



#### UTILITY ROOM

9' 11" x 4' 10" narrowing to 4' 5" (3.02m x 1.47m) Base unit with a granite work surface over. One and a half bowl single drainer stainless steel sink unit. Space and plumbing for a washing machine. Wall mounted Vaillant gas fired central heating boiler. Double glazed Georgian style window to the side. Double glazed door to the side and a door to the garage. Slate floor.

#### STUDY

9' 6" x 6' 5" (2.9m x 1.96m) Double glazed Georgian style sash window. Coving. Radiator. Telephone point.



#### CONSERVATORY

13' 5" x 11' (4.09m x 3.35m) This good size conservatory has double glazed French doors leading to the rear garden. Wood effect floor covering. Radiator.

#### LANDING

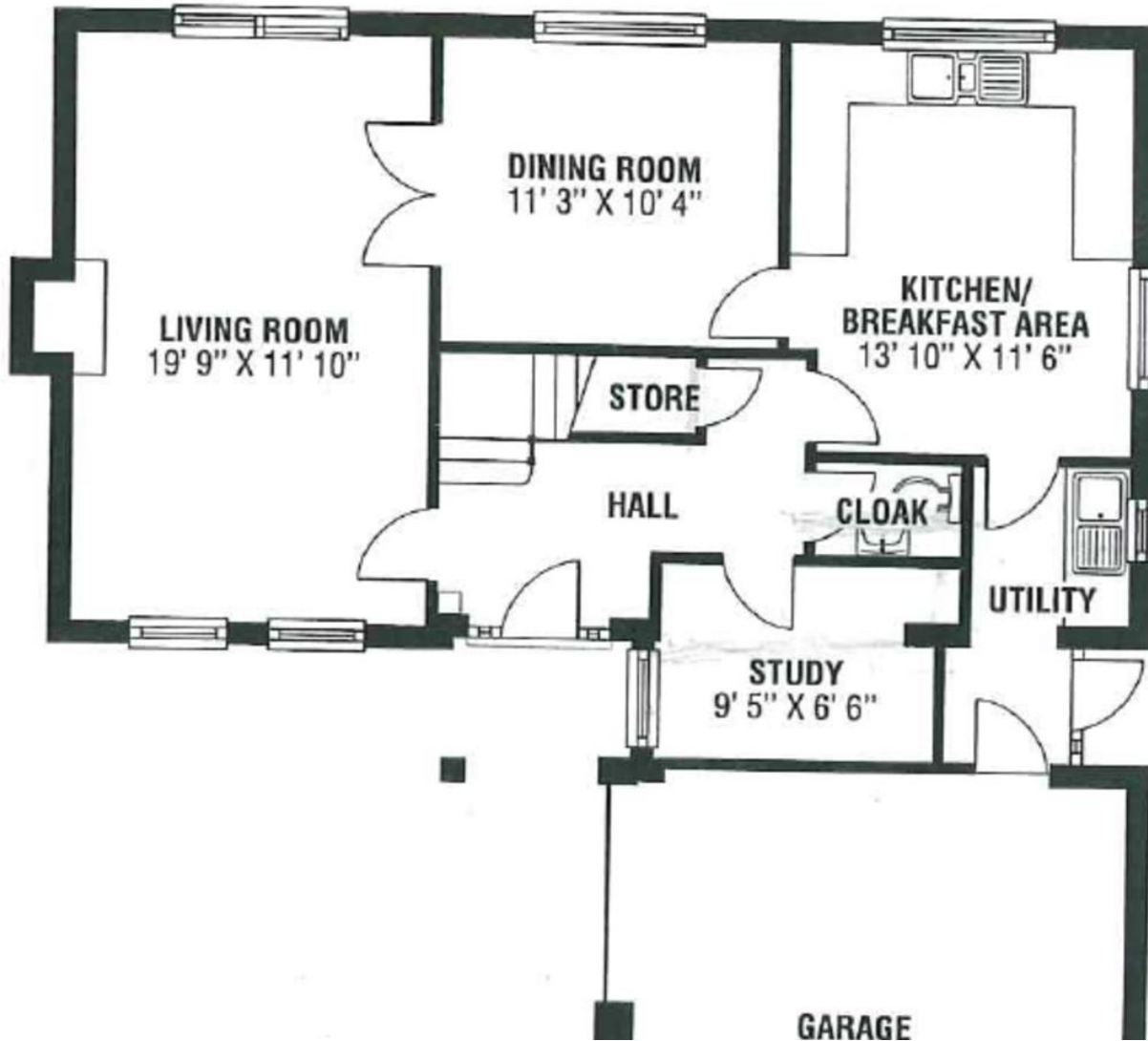
Access to the loft. Airing cupboard. Coving.

#### BEDROOM ONE

11' 11" x 11' 2" (3.63m x 3.4m) This very attractive master bedroom has three built in wardrobes with mirrored doors. Radiator. Coving. Double glazed windows to the rear and side.

#### EN SUITE

This luxury en suite has a 3 piece white suite comprising a low level wc with a concealed cistern, walk in shower and vanity wash hand basin with cupboards under. Built in storage cupboard. Extractor fan. Inset ceiling spotlights. Two double glazed obscure windows to the rear and side. Tiled floor. Fully tiled to all visible walls. Heated towel rail.



#### BEDROOM TWO

13' 11 into recess" x 8' 10" (4.24m x 2.69m) Two double glazed georgian style windows to the front. Coving. Radiator. Built in wardrobe.

#### BEDROOM THREE

12' x 8' 6" (3.66m x 2.59m) Double glazed Georgian style window to the rear. Radiator, coving. Built in wardrobe cupboard.

#### BEDROOM FOUR

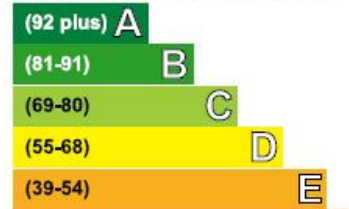
9' 10" x 7' 2" (3m x 2.18m) Double glazed window to the rear. Radiator. Coving. Built in wardrobe cupboard.

#### LUXURY BATHROOM

This luxury well fitted bathroom has a 4 piece white suite

### Energy Efficiency Rating

Very energy efficient - lower running costs



Current	Potential
66	84

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