



STUART THOMAS
ESTATES



- IN NEED OF UPDATING
- TWO BEDROOMS
- CONSERVATORY
- DINING ROOM

343 London Road, Benfleet, SS7 1BL

Guide Price £285,000

FANCY A PROJECT? This semi detached 2 bedroom bungalow is conveniently located close to local shops. The property requires some updating. There is a GOOD SIZE GARDEN and a GARAGE in a block. Come along and take a look.



Property Description

ENTRANCE LOBBY

Double glazed entrance door leads to the entrance lobby which has a further glazed door leading to the:-

ENTRANCE HALL

Access to the loft. Radiator. Storage cupboard.

LOUNGE

13' 2" x 9' 8" (4.01m x 2.95m) Fire surround with a gas fire. Glazed door to a lean to. 2 wall light points.

DINING ROOM

13' 1" x 9' 11" (3.99m x 3.02m) Two radiators. Sliding patio style doors to the conservatory. Coving.

KITCHEN

8' 9" REDUCING to 7' 6" x 8' 10" (2.67m x 2.69m) Fitted with a range of wood trimmed units at eye and base level with work surfaces over. One and a half bowl single drainer sink unit with a mixer tap over. Space and plumbing for a washing machine. Wall mounted gas fired combi heating boiler. Double glazed window to the side. Radiator. Coving.

CONSERVATORY

11' 11" x 7' 10" (3.63m x 2.39m) Double glazed door leads to the rear garden. Wall light point.

BEDROOM ONE

13' x 9' 9" (3.96m x 2.97m) Double glazed window to the front. Double radiator. Coving.

BEDROOM TWO

9' 11" x 8' 11" (3.02m x 2.72m) Double glazed window to the





front. Double radiator, coving.

BATHROOM

A 3 piece suite comprises a low level wc pedestal wash hand basin and a panelled bath with an electric shower over. Double glazed obscure window to the side.

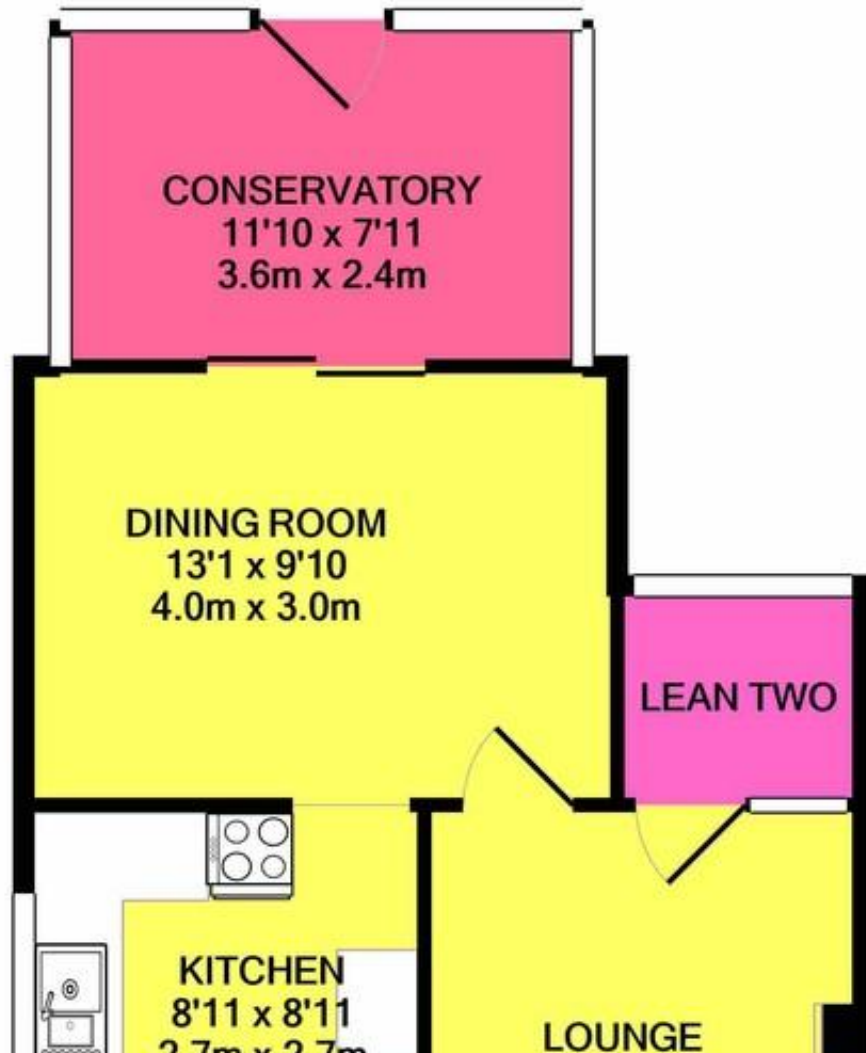
GARAGE

Middle garage with red door in a block nearby. Garage door in need of repair.

REAR GARDEN

In excess of 70' laid to lawn with a garden shed and greenhouse. Screen fencing. Side access to the front.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		

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