



4 Westbury, Rochford, Essex, SS4 1UL

Three Bedroom Terraced House / Price: £340,000 / Tel: 01702 207720



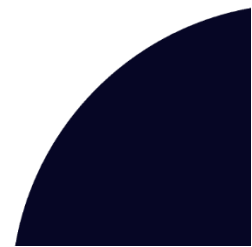




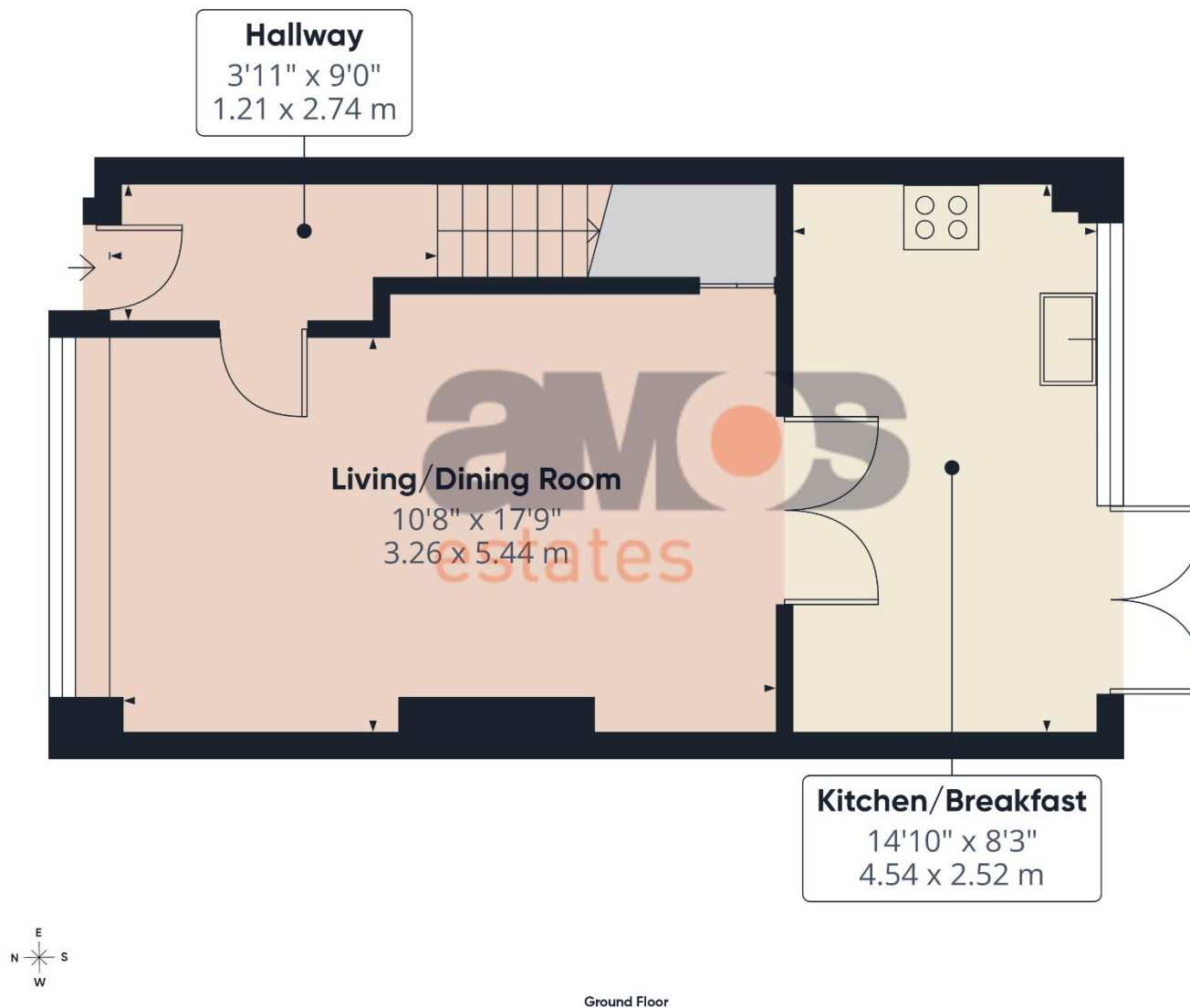
This well-presented **three bedroom** mid-terraced home offers comfortable accommodation, making it an excellent choice for first-time buyers, young families or those looking to downsize. The ground floor comprises an entrance hall leading to a spacious living/dining room, with double doors opening into the fitted kitchen. The kitchen provides space for a breakfast table and offers direct access to the rear garden. Upstairs, there are three well-proportioned bedrooms and a three-piece family bathroom. Outside, the rear garden features a patio area, lawn and access to the detached garage. To the front, the property benefits from a lawned garden and on-road parking.

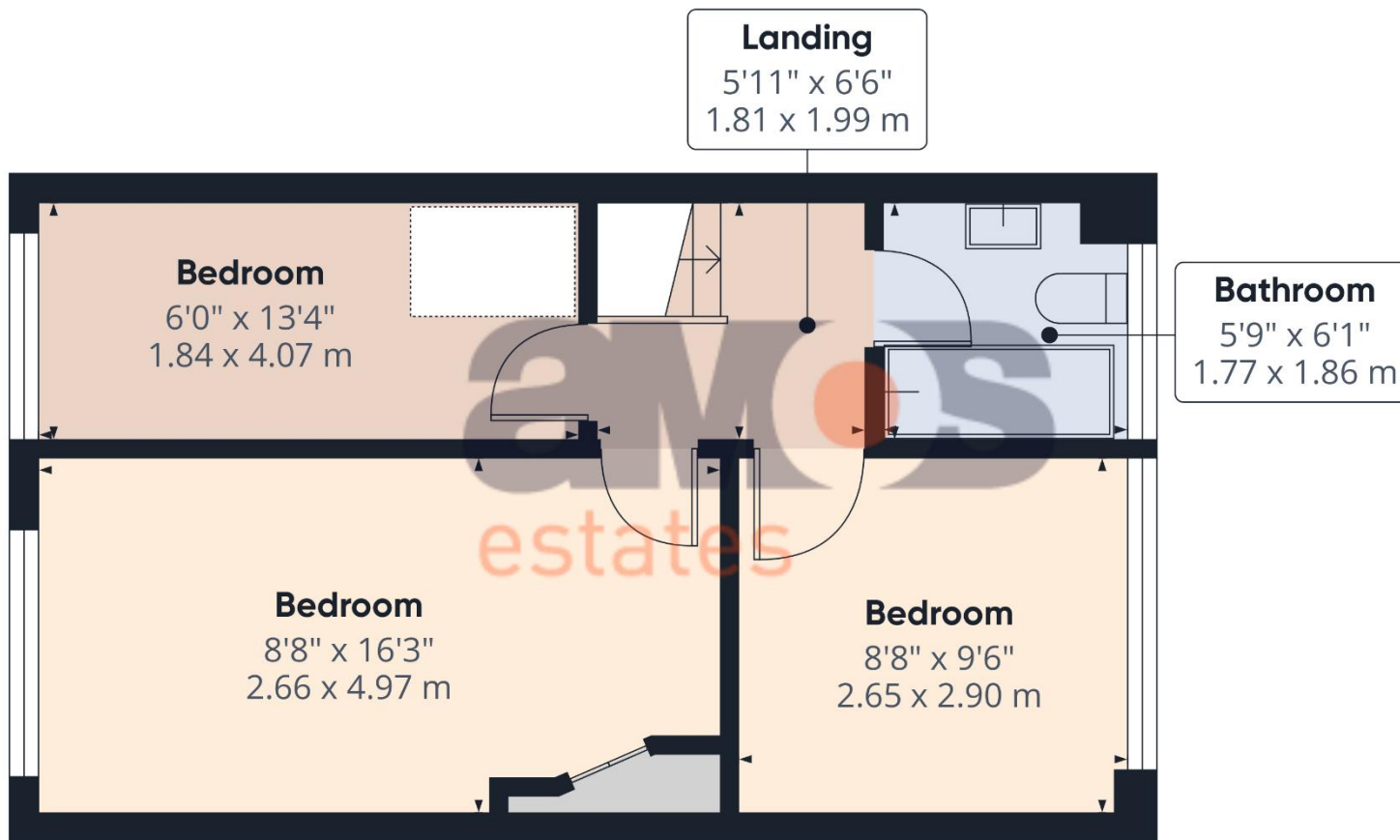
The property is ideally positioned for easy access to Rochford Town Centre, nearby shops, well-regarded schools and surrounding parkland, with Rochford Train Station and London Southend Airport also within convenient reach. Take a look at our **360' virtual tour** and make an appointment to view inside.

Find us on



**A space to
call home.**





First Floor





Property Information

- / Well-presented two-bedroom terraced house
- / Spacious Living/Dining Room
- / Fitted Kitchen with access to Rear Garden
- / Three Well Proportioned Bedrooms
- / Three-Piece Family Bathroom
- / Detached Garage with Rear Garden Access
- / Low-Maintenance Rear Garden with Patio & Artificial Lawn
- / Short walk to local shops and amenities
- / Within easy reach to Rochford Town Centre & Local Amenities
- / Approx 739 Sq. Ft in Size
- / EPC Rating: Pending
- / Council Tax Band: C
- / 360 Virtual Tour Available.

Entrance door to:

Entrance Hall /

9'0 x 3'11

Plastered and coved ceiling, wood effect floor covering, staircase to first floor living accommodation with fitted carpet and handrail, radiator, door leading to:

Living/Dining Room /

17'9 x 10'8

Double glazed bay window to front aspect, plastered and coved ceiling, wood effect floor covering, space for dining table, understairs storage cupboard, radiator, power points, double doors to kitchen:

Kitchen /

14'10 x 8'3

Fitted at both eye and base level in a range of white units with grey working surface over, integrated appliances such as four ring gas hob with extractor fan, oven and 1.5 stainless steel sink with mixer tap and drainer, space for washing machine and fridge/freezer, double glazed windows to rear aspect and double glazed French doors to rear garden, plastered and coved ceiling with spotlights, wood effect floor covering, part tiled walls, power points.





Landing /

6'6 x 5'11

Plastered and coved ceiling, wood balustrade, loft access, power points, doors leading off:

Bedroom One /

16'3 x 8'8

Double glazed window to front aspect, plastered ceiling, wood effect floor covering, airing cupboard, radiator, power points.

Bedroom Two /

9'6 x 8'8

Double glazed window to rear aspect, plastered and coved ceiling, wood effect floor covering, radiator, power points.

Bedroom Three /

13'4 x 6'0

Double glazed window to front aspect, plastered and coved ceiling, wood effect floor covering, radiator, power points.

Bathroom /

6'1 x 5'9

Three piece suite comprising integrated bath with mixer tap and fitted shower unit with safety glass, vanity unit with sink top and mixer tap, low level w/c, double glazed window to rear aspect, plastered ceiling with spotlights, tiled flooring and tiled walls, heated chrome towel rail.



Rear Garden /

Sun patio to immediate rear and side of property leading to gate providing rear access, remaining artificial lawn, access to detached garage, secure fence boundaries.

Front Garden /

Laid to lawn with central paved pathway to entrance door, on-road parking.

We recommend our customers use our panel of Conveyancers/Solicitors. It is your decision whether you choose to deal with our recommendation, and you are under no obligation to do so. You should know that we may receive a referral fee of £150 to £200 per transaction from them.

Should you arrange a Mortgage through our recommended mortgage advisor, again of which there is no obligation we will receive a commission fee. The amount of commission will depend on the size of the loan and any associated products that you decide to take.

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