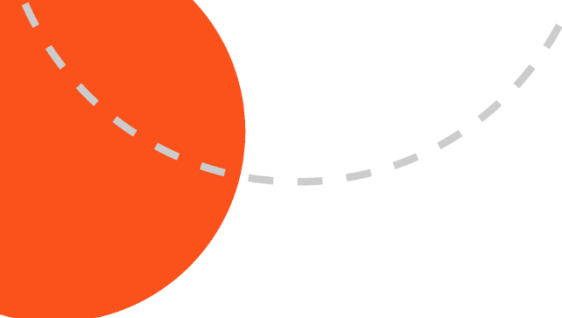




Meadow Close, Thundersley, Benfleet, Essex, SS7 3RJ
3 bedroom semi-detached house / **O.I.E.O** £425,000 / t. 01702 555888

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Situated on a generous plot within a sought after cul de sac, this well presented and extended **three bedroom** semi-detached family home offers spacious and versatile accommodation, together with recently approved planning permission for a two storey side extension. This exciting opportunity would create an impressive four bedroom, three reception room, three-bathroom family home.

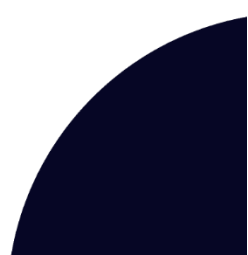
The existing accommodation comprises a spacious lounge/diner open plan to a modern fitted kitchen, a separate sitting room and a ground floor W.C. Upstairs, there are three good sized bedrooms and a luxury family bathroom.

Externally, the property continues to impress with a lovely sized rear garden, a garage/workshop and an extensive driveway providing off street parking for multiple vehicles.

The property is ideally positioned within this peaceful residential turning, offering convenient access to local shops, supermarkets, everyday amenities and nearby woodland. Excellent transport links are also close at hand, along with a selection of well regarded local schools. The property falls within the catchment areas for Thundersley Primary School and The Deanes Academy.

Offering excellent existing accommodation with exciting potential to extend further, this is a fantastic opportunity for growing families looking to secure a home in a desirable location.

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A space to call home.



Ground Floor



First Floor



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estates

Approximate total area⁽¹⁾

1009 ft²
93.8 m²

Reduced headroom

1 ft²
0.1 m²

(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360



Highlights

- \\ Well Presented Three Bedroom Semi Detached Family Home
- \\ Plans Passed For Two Storey Side Extension To Create Four Beds
- \\ Generous Size Plot
- \\ Large Lounge/Diner Open Plan To Modern Kitchen
- \\ Sitting Room
- \\ Ground Floor W.C
- \\ Good Size Bedrooms
- \\ Modern Family Bathroom
- \\ Lovely Size Rear Garden
- \\ Garage/Workshop
- \\ Off Street Parking For Multiple Vehicles
- \\ Solar Panels
- \\ Quiet Cul De Sac
- \\ Close To Shops, Supermarkets & Amenities
- \\ Transport Links Close By
- \\ Excellent School Catchments
- \\ EPC Rating – tbc
- \\ Council Tax Band - D



Composite entrance door with obscure double glazed window adjacent opening to entrance hall.

**Entrance Hall 13'6 x 6'1 Widening To Rear **

Tiled flooring, radiator, carpeted stairs with timber balustrade leading to first floor accommodation, understairs storage cupboard, power points, doors to accommodation off.

**Lounge/Diner/Kitchen 24'7 x 18'7 L Shaped Maximum Measurements **

uPVC double glazed window to front with shutters, laminate flooring, power points, TV point, smooth plastered and coved ceiling, two radiators, uPVC double glazed sliding patio doors leading to conservatory?, ceramic double bowl sink and drainer unit with mixer tap inset into a range of square edge worktops with high gloss cupboards and drawers beneath and matching eye level units, integrated Hotpoint oven with integrated Hotpoint microwave above, integrated fridge freezer, integrated dishwasher, space and plumbing for a washing machine, inset four ring electric hob with extractor above, tiled splashbacks, smooth plastered ceiling, uPVC double glazed window to rear.

**Sitting Room 19'2 x 8'10 **

Laminate flooring, uPVC double glazed windows to side and rear, uPVC double glazed sliding patio doors leading to garden, power points.

**Ground Floor WC **

Two piece suite comprising push button WC, wall hung wash basin with chrome mixer tap and storage below, tiled flooring, obscure double glazed window to side.

**Landing **

Fitted carpet, smooth plastered ceiling, loft access hatch, uPVC double glazed window to side with shutters, doors to accommodation off.





**Bedroom One 14'3 x 10'11 **

uPVC double glazed window to front with shutters, fitted carpet, radiator, power points, smooth plastered and coved ceiling.

**Bedroom Two 11'8 x 10' **

uPVC double glazed window to rear, fitted carpet, radiator, power points, smooth plastered ceiling.

**Bedroom Three 9'4 x 7'5 **

uPVC double glazed window to front with shutters, fitted carpet, radiator, power points, smooth plastered ceiling, built in storage unit.

**Bathroom 6'8 x 6'8 **

Modern three piece suite comprising freestanding clawfoot bath with shower over and separate handheld attachment, pedestal wash basin, pull cord WC, tiled flooring, partly tiled walls, uPVC obscure double glazed window to rear, heated towel radiator, smooth plastered ceiling with inset spotlights, extractor.

**Rear Garden **

A lovely size rear garden commencing with decking whilst the remainder is mainly laid to established lawn, further decking to far rear, ample timber sheds, fencing to borders, water supply, side access to front via timber gate and access to garage/workshop.

**Garage/Workshop **

Larger than average garage currently arranged in two sections, one as workshop and one as storage facility with power and light connected, electric roller shutter door to front and personal doors to and from garden.

**Front Garden **

Large shingle driveway providing off street parking for numerous vehicles.









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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.

Digital Markets, Competition and Consumers Act 2024.

These details are for guidance only, complete accuracy cannot be guaranteed. For any points which are of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given concerning planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.





Existing Ground
1 : 100



Existing First
1 : 100



Existing Roof Plan
1 : 100



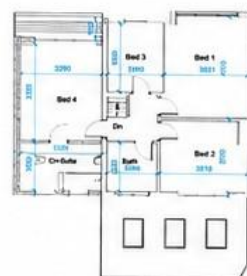
Existing Site
1 : 500



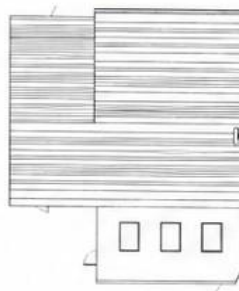
Proposed Site
1 : 500



Proposed Ground
1 : 100



Proposed First
1 : 100

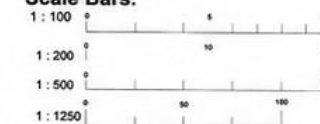


Proposed Roof Plan
1 : 100



Location Plan
1 : 1250

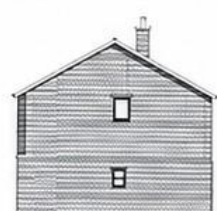
Scale Bars.



Existing Front
1 : 100



Existing Rear
1 : 100



Existing Side L
1 : 100



Existing Side R
1 : 100



3D View 3



3D View 2



Proposed Front
4 : 400



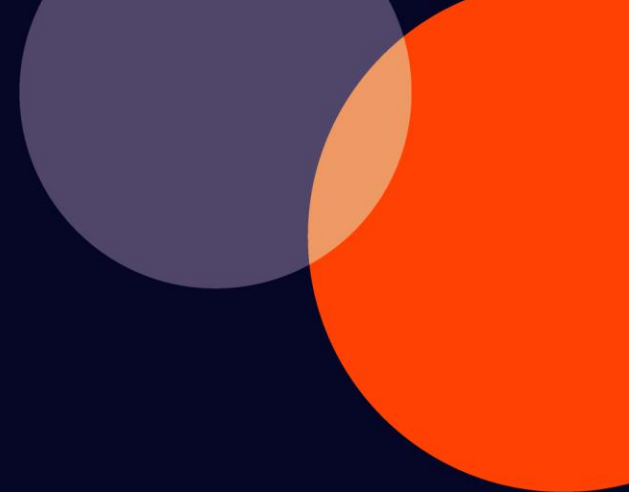
Proposed Rear
4 : 400



Proposed Side L



Proposed Side R



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