



STUART THOMAS
ESTATES



- BACKING WOODLAND
- EXTENDED TO THE REAR
- KITCHEN/DINER
- ATTRACTIVE LOUNGE

6 Ascot Close, Benfleet, SS7 3SF

Guide Price £350,000 to £360,000. Located in this popular cul de sac with easy reach of Rayleigh Weir and BACKING WOODLAND is this semi detached TWO BEDROOM EXTENDED BUNGALOW which offers a GOOD SIZE KITCHEN/DINER, a VERY ATTRACTIVE LOUNGE, and BATHROOM with a WALK IN BATH.

Guide Price £350,000 to £360,000



Property Description

DESCRIPTION

Guide Price £350,000 to £360,000 With NO ONWARD CHAIN and BACKING WOODLAND is this EXTENDED BUNGALOW in this POPULAR CUL DE SAC.

ENTRANCE HALL

Double glazed entrance door with a glazed panel leads to the entrance hall. Dado rail. Radiator. Access to the loft.

LOUNGE

15' 1" x 11' 9" (4.6m x 3.6m) This very attractive room has a double glazed window to the front. Two high level double glazed windows to the side. Two wall light points. Thermostat for the central heating.

KITCHEN/DINER

17' 4" x 8' 10" (5.3m x 2.7 narrowing to 2.5m) Fitted with a range of wood trimmed units at eye and base level with ample work surfaces over. One and a half bowl single drainer stainless steel sink unit with a mixer tap over. 4 ring gas hob with an extractor cooker hood over and a separate oven and grill. Cupboard housing the service meters. Two double glazed windows and a double glazed door leads to the garden. Tiled floor. Radiator.

BEDROOM ONE

11' 9" x 9' 6" (3.6m x 2.9m) Double glazed window to the front. Radiator.

BEDROOM TWO

9' 10" x 7' 6" (3.0m x 2.3m) Double glazed window to the rear. Radiator. Wood panelling to one wall.





BATHROOM

With a walk in sit down bath with a shower attachment, vanity wash basin with drawers under and a low level wc

Double glazed obscure window to the rear. Fully tiled to all visible walls. Tiled floor. Double radiator.

GARAGE

With a roller door. Personal door to the side. Approached via a shared driveway.

REAR GARDEN

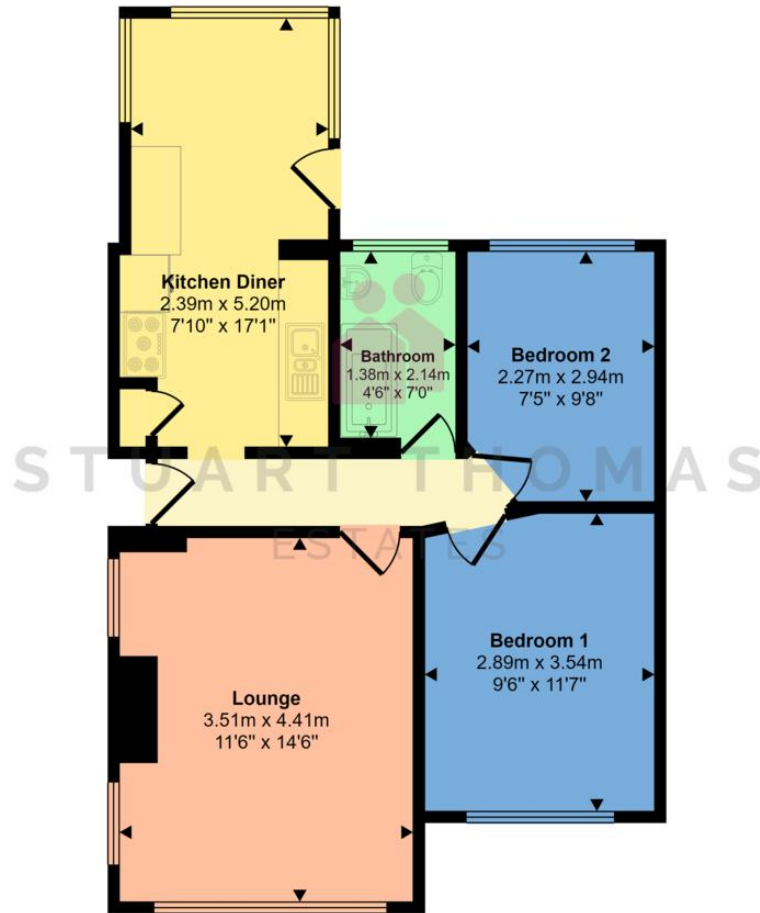
Backing woodland with a gate leading from the garden. Lawn area. Patio. Side access to the front.

AGENTS NOTES

- Tenure Freehold
- Castle Point Borough Council
- Council Tax Band C



Approx Gross Internal Area
54 sq m / 578 sq ft



Floorplan

Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C		
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements