

**DEDMAN
GRAY**

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6 Richmond Street, Southend-On-Sea

Southend-On-Sea

£290,000



Situated in Southchurch we offer this 3 bedroom mid terraced family home that is looking for someone to put their own stamp on it. It offers 2 good sized receptions to the ground floor with lounge to front and separate dining room to rear which is open plan to the fitted kitchen. On the first floor you have 3 bedroom and a family bathroom and to the rear a garden with outside WC. The property does require some modernising is situated close proximity to local shops, schools and Southend East mainline railway station to London Fenchurch Street. In addition it is within easy reach of Southend City Centre and seafront with good local road transport links to the A13 and the A127 Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating:

EPC Environmental Impact Rating:

- Situated In The Heart Of Southchurch
- 3 Bedrooms
- 2 Receptions
- Fitted kitchen
- Family bathroom
- Approx 40' rear garden
- Ideal property to put your own stamp on it
- Easy access to local shops
- Southend East Station within easy reach

Entrance

Obscure double glazed entrance door and sidelight leading to

Entrance Hall

Stairs leading to the first floor, coving, one radiator, under stairs storage cupboard

Lounge

15' 8" x 11' 4" (4.78m x 3.45m)

Double glazed bay window to front, two radiators, wall mounted gas fire with back boiler, coving,

Dining Room

13' 6" x 10' 1" (4.11m x 3.07m)

Double glazed window to rear, 2 radiators, feature brick fire place, textured ceiling, wooden flooring and it is open plan to the

Kitchen

10' 3" x 6' 8" (3.12m x 2.03m)

Wooden flooring, range of base and eye level units, inset 4 ring gas hob with electric oven below and extractor fan above, plumbing for washing machine, recess for fridge and separate freezer, textured ceiling, enamel sink unit with mixer taps and double glazed door giving access to the garden

First floor landing

Loft hatch and doors to

Bedroom 1

15' 9" x 10' 7" (4.80m x 3.23m)

Double glazed window to front, one radiator, built in cupboard

Bedroom 2

13' 6" x 10' 5" (4.11m x 3.18m)

Double glazed window to rear, one radiator, built in cupboard





Bedroom 3

9' 7" x 6' 8" (2.92m x 2.03m)

Double glazed window to front, one radiator,

Bathroom

Obscure double glazed window to rear, panelled bath with shower over, wash hand basin, low flush WC, loft hatch, one radiator, built in cupboard housing lagged copper cylinder

Garden

The garden commences with a crazy paved patio leading to the garden there are 2 brick built out buildings with one as a WC and the other is storage



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