

**DEDMAN
GRAY**

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19 Petworth Gardens, Southend-On-Sea

Southend-On-Sea

£495,000



On the sought after Wick Estate is this wonderful two bedroom semi-detached bungalow that has been decorated beautifully from top to bottom inside and out making it the perfect home. As you enter the property you have a bright hallway, a spacious lounge/diner leading onto the conservatory overlooking the rear garden, a modern kitchen/breakfast to the rear with views overlooking the garden. Large walk in shower room with further separate WC. There is ample parking to front with the long driveway that gives access to the carport and further detached garage. Location wise, you are a short walk to local shops either along Southchurch Road or Thorpe bay Broadway also multiple bus connections, easy access onto the A13 and A127 and only a 15 minute walk from Thorpe Bay station where you can catch the C2C directly into Fenchurch Street.

- Sought after Wick estate
- Two bedroom semi detached bungalow
- Spacious lounge/diner
- Fitted Kitchen/breakfast room
- Conservatory leading to and overlooking the garden
- Three piece shower room and further separate WC
- Garage & Carport
- Good sized drive for off street parking
- Easy access to local shops
- No onward chain

Entrance Hall

Double glazed lead light entrance door, one double radiator, wall mounted thermostat control switch, fitted double cupboard, wall mounted fuse box, smooth plastered ceiling, loft hatch with drop down ladder, further single storage broom cupboard housing gas and electric meters, lead lite stained window to side.

Lounge/Diner

20' 1" x 12' 9" (6.12m x 3.89m)

Double glazed bay window to front, two double radiators, coving to smooth plastered ceiling sliding doors leading to:

Conservatory

16' 3" x 12' 5" (4.95m x 3.78m)

Obscure window to side and further double glazed windows to all aspect and double doors with sliding fly screens leading out to the rear garden, fully tiled floor, fan light to remain, electrical controlled sky light, radiator, wall lights.

Kitchen

14' 10" x 10' 8" (4.52m x 3.25m)

Double glazed window to rear, Corian sink unit with mixer taps, range of base and eye level units with concealed lighting, 4 ring electric Neff hob inset in to worktop with extractor and light above, integrated Neff double oven, integrated Bosch dishwasher, Neff washing machine, recess for the fridge/freezer (which is to remain) and further freestanding freezer also to remain, breakfast bar with chairs to remain, further storage, built in double larder with Whirlpool tumble dryer, tiled floor, double glazed door to side with fly screen. New Combi boiler installed 2023.

Bedroom 1

14' 5" x 14' 1" (4.39m x 4.29m)

Double glazed bay window to front with lead lite window to top, further obscure stained lead lite window, two double radiators, fitted wardrobe and drawers to one side with further double wardrobe with drawers beneath and dressing table, coving to smooth plastered ceiling with down lights and central light.





Bedroom 2

11' 8" x 10' 0" (3.56m x 3.05m)

Double glazed window to side, one double radiator, fitted wardrobes to one wall and drawers. This room is currently used by the vendor as an office.

Separate WC

Obscure window to side, low flush WC, vanity wash hand basin with mixer taps, tiled floor, wall mounted medicine cabinet to remain, tiled walls.

Shower Room

8' 8" x 5' 5" (2.64m x 1.65m)

Obscure double glazed window to side, walk in shower cubicle with power shower and further rainfall shower over, vanity unit with mixer taps, low flush wc, wall mounted medicine cabinet with lighting, heated mirror and shaver point, vinyl wood effect flooring which is waterproof, heated towel rail, smooth plastered ceiling with down lighters, extractor fan, tiled wall to one side, remote shower button.

Rear Garden

Paved patio leading to a lawned rear garden with raised flower borders and raised patio to rear, which is ideal for alfresco dining. Under lawn sprinkler system, external tap and power points and out door lighting.

Front Garden

Driveway to large carport. External power point.

Car Port

1 Parking Space

Large carport, shelving to remain, Keter storage. External tap with hose, external lighting, security light, block paving.

Garage

Single Garage

Drive leading to detached garage rear. 17'4 x 8'3. Power and lighting, window to rear, personal door to side, separate RCD electrical box, all cupboards to remain, extensive work bench and shelving.

Floor Plan



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