

**DEDMAN
GRAY**

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**DEDMAN
GRAY**
Residential
FOR SALE
01702 311042

6 Cornworthy, Shoeburyness

In Excess of £390,000



Impressive 3-bed mid-terraced property with spacious layout and potential for modernisation. Charming lawned rear garden, off-street parking for 2 cars. Close to transport links and local amenities. Ideal family home opportunity.

Council Tax band: D

Tenure: Leasehold

- Three bedroom mid terraced house
- L-Shaped Lounge/diner
- Kitchen
- Cloakroom
- Family bathroom
- En-suite to master bedroom
- Off street parking to front
- Easy access to Thorpe Bay station and The Broadway
- Refurbished throughout
- 40' West backing rear garden

Hardwood entrance door leading to:

Entrance Hall

Stairs to first floor with large understairs storage area, dado rail, ornate coving to textured ceiling, newly decorated with new carpets.

Cloakroom

Low flush WC, vanity wash hand basin with mixer taps and tiled splashbacks, coving to textured ceiling with extractor fan, newly painted and flooring.

Lounge/Diner 16' 8" x 16' 8" (5.08m x 5.08m)

Narrowing to 9'8. Double glazed Georgian style window to rear with views overlooking the garden, feature fireplace, ornate coving to textured ceiling, newly painted and new carpets, one radiator, double door giving access to the garden

Kitchen

12' 6" x 9' 7" (3.81m x 2.92m)

Double glazed Georgian window to front, newly fitted kitchen with a range of base and eye level units, stainless steel sink unit with mixer taps inset to the worktop, built in 4 ring gas hob with extractor hood above and oven below, integrated fridge/freezer, dishwasher and washing machine, breakfast bar area, built in storage cupboard, one radiator, new Lino flooring.

First Floor Landing

Dado rail, newly painted and carpeted, coving to textured ceiling, loft hatch, built in cupboard housing the gas boiler.

Bedroom 1

16' 8" x 10' 3" (5.08m x 3.12m)

Narrowing to 7'. Double glazed Georgian style windows to front, 2 radiators, coving to textured ceiling and door to:

En Suite Shower Room

Comprises of a walk in shower cubicle, wash hand basin, low flush WC, tiled floor, textured ceiling with extractor fan.

Bedroom 2

11' 4" x 9' 2" (3.45m x 2.79m)

Double glazed Georgian style window to rear overlooking the garden, one radiator, coving to textured ceiling.

Bedroom 3

11' 1" x 6' 5" (3.38m x 1.96m)

Double glazed Georgian window to rear overlooking the garden, one radiator, coving to textured ceiling.

Family Bathroom

7' 3" x 5' 4" (2.21m x 1.63m)

Three piece suite comprising of a panelled bath with mixer taps and shower attachment, low flush WC, wash hand basin with mixer taps, new flooring, textured ceiling with extractor fan, one radiator.





GARDEN

To the rear the garden measures approx 40' which is West backing starting with a paved patio leading to raised lawned garden with rear gate access.

OFF STREET

2 Parking Spaces

Off street parking for 2 cars to front

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Front with hardstanding for off street parking for 2 cars.





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