

**DEDMAN
GRAY**

www.dedmangray.co.uk

38 Rochford Road, Southend-On-Sea



Charming 3-bed semi detached bungalow near shops, bus routes, Southend airport and retain park. Lounge with garden view, kitchen leading to conservatory, well-kept 90' garden, garage, off-street parking. Tranquil outdoor space with patio, lawn, flower borders. Ideal for al fresco dining, easy maintenance, and garage access. No onward chain.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Spacious 3 Bedroom semi detached bungalow
- Good size lounge overlooking the rear garden
- Fitted kitchen which is open plan to conservatory
- 3 piece bathroom
- Lovely well maintained 90' rear garden
- Close to shops, bus routes, airport and retail park
- Garage and off street parking to front
- No onward chain

uPVC glazed entrance door to:

Entrance Hall

One radiator, carpet, picture rail, coving, built in cupboard housing gas meter with storage above.

Bedroom 1

13' 4" x 12' 3" (4.06m x 3.73m)

Into bay. Double glazed lead lite window to front, one double radiator, further stained lead lite window to side.

Bedroom 3

8' 4" x 7' 9" (2.54m x 2.36m)

Double glazed lead lite window to front, one radiator, built in cupboard, picture rail, smooth plastered ceiling.

Lounge

14' 6" x 13' 10" (4.42m x 4.22m)

Double glazed window to rear and sliding patio doors to rear over looking the garden, one radiator, wall mounted heater

Bedroom 2

11' 1" x 10' 0" (3.38m x 3.05m)

Double glazed window to side, one radiator, picture rail, smooth plastered ceiling.

Kitchen

11' 4" x 7' 9" (3.45m x 2.36m)

A range of base and eye level units with built in 4 ring electric hob with extractor fan above and Zanussi oven below, plumbing for washing machine, further base and eye level cupboard and recess for fridge/freezer, porcelain tiled floor, stainless steel sink unit with mixer taps inset to a worktop which is open plan to:

Conservatory

10' 7" x 9' 4" (3.23m x 2.84m)

Double glazed window to side and rear with sliding patio doors leading to the garden, glass roof, one radiator, spot light.

Bathroom

Obscure double glazed window to side, 3 piece suite comprising of a panelled bath with shower over, shower screen, low flush WC, wash hand basin, one radiator, built in cupboard housing wall mounted boiler for hot water and gas central heating.





REAR GARDEN

Paved patio area leading out to a lovely lawned and established rear garden with flower and shrub borders and further patio and concrete area to the side with an external tap and access to the garage.

FRONT GARDEN

Hardstanding area for off street parking and access to the garage. Lawned garden with flower and shrub borders.

GARAGE

Single Garage

Attached garage with up and over door.





Dedman Gray

Dedman Gray, 103 The Broadway - SS1 3HQ

01702 311042

sales@dedmangray.co.uk

<http://www.dedmangray.co.uk>

