



Stamford Drive

Laindon, SS15 6LA

Situated on this popular modern development at the end of a cul de sac is this three bedroom semi detached home. The accommodation includes, entrance hall, lounge, kitchen/diner, utility area, ground floor WC, three bedrooms the master with ensuite and family bathroom. Externally there is a 42ft garden, driveway and garage.

£370,000

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Entrance Hall

Entrance door, laminate flooring, radiator with cover, stairs to first floor.

Lounge

14'2 x 12' (4.32m x 3.66m)

Double glazed window to front, carpet, radiator, understairs cupboard.

Kitchen/Diner

12'3 x 11'11 (3.73m x 3.63m)

Double glazed French doors to rear, laminate flooring, radiator, wall and base units, electric hob, oven and extractor, integrated dishwasher and fridge/freezer.

Utility Area

Laminate flooring, boiler integrated washing machine.

Ground Floor WC

Low level WC, wash hand basin, radiator, laminate flooring.

Landing

Loft access, carpet.

Bedroom One

9'9 x 9'4 (2.97m x 2.84m)

Double glazed window to rear, carpet, radiator, fitted sliderobes.

Ensuite

Frosted double glazed window to rear, shower cubicle, low level WC, wash hand basin, tiled floor, heated towel rail.

Bedroom Two

11'7 x 8'10 at max (3.53m x 2.69m at max)

Double glazed window to front, carpet, radiator.

Bedroom Three

11'7 x 6'6 at max (3.53m x 1.98m at max)

Double glazed window to front, carpet, radiator, built in wardrobe.

Bathroom

Frosted double glazed window to side, panelled bath, low level WC, wash hand basin, part tiled walls, tiled floor, heated towel rail.

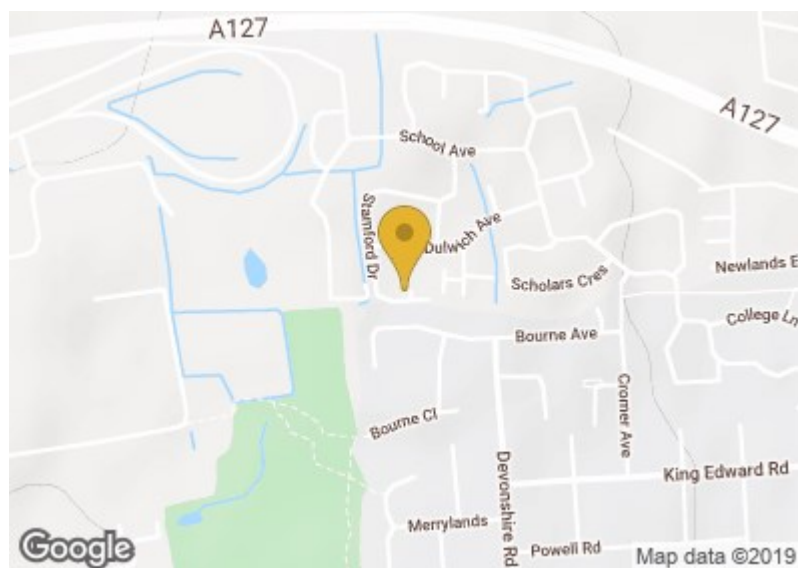
Garden

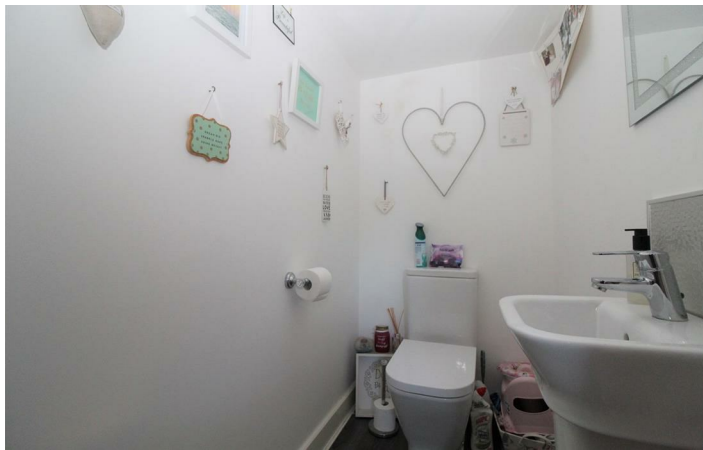
42' (12.80m)

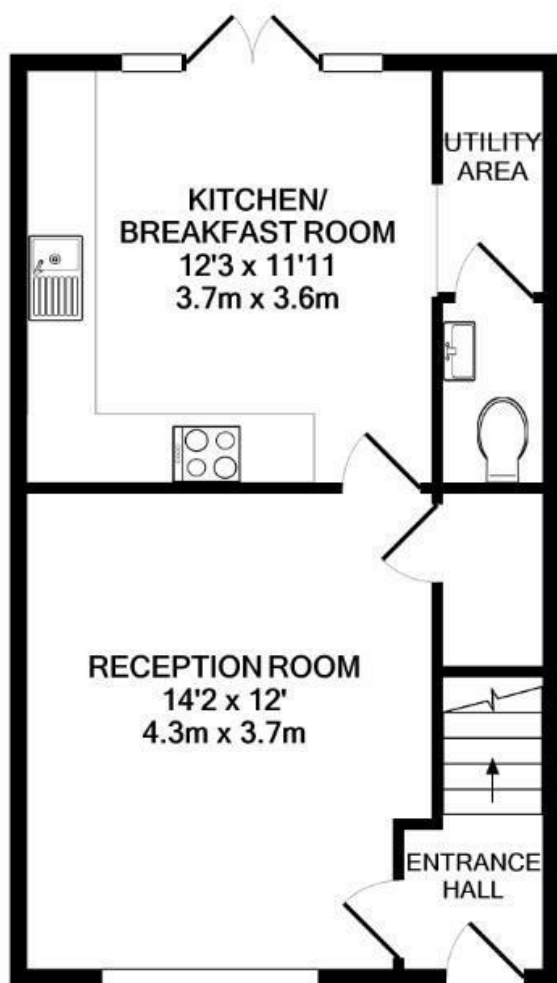
Side pedestrian access, patio area, artificial grass, outside tap.

Garage/Parking

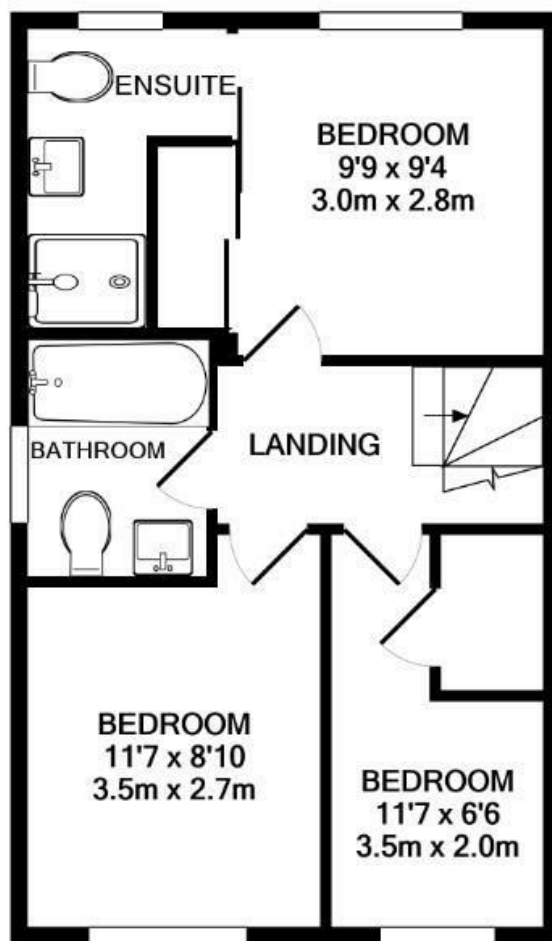
Driveway to the side for two cars and garage.







GROUND FLOOR
APPROX. FLOOR
AREA 403 SQ.FT.
(37.5 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 403 SQ.FT.
(37.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 806 SQ.FT. (74.9 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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