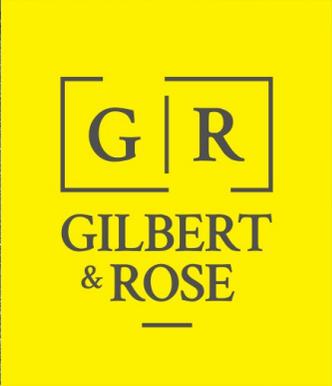




16 Boundary Road



16 Boundary Road
Leigh-On-Sea
Essex
SS9 5BP

Offers in excess of £285,000



This wonderful semi detached bungalow is perfect for those looking for their next project! This property has huge potential and could be expanded and developed STPP. Inside the property you will find a spacious lounge, great sized kitchen/diner, shower room and two double bedrooms. The south facing rear garden is large in size and is the perfect place for entertaining friends and family throughout the summer as well as having access to a garage at rear for additional storage space. Location wise, this lovely bungalow is in walking distance to great local shops and restaurants such as Miller & Carter, close to bus connections providing routes to Rayleigh and Southend, within quick access to the A127 and in catchment to Edwards Hall Primary School and The Eastwood Academy.



Entrance

Door into entrance comprising coved cornice to ceiling, loft access, radiator, carpeted flooring, doors to:

Lounge

10'1" x 11'5" (3.07m x 3.48m)

Double glazed bay window to front, coved cornice to ceiling with pendant lighting, radiator, feature electric fireplace, carpeted flooring.

Kitchen

13'3" x 7'5" (4.04m x 2.26m)

Range of wall and base level units with laminate work surfaces above incorporating stainless steel sink and drainer unit, space for cooker, fridge freezer and washing machine, double glazed window to rear, pendant lighting, partially carpeted flooring and partially linoleum flooring, radiator, door leading to:

Inner Hallway

Door providing access to rear garden, linoleum flooring, further door into:



Shower Room

Three piece suite comprising shower cubicle with hand held attachment, pedestal wash hand basin, low level w/c, pendant lighting, tiled walls, linoleum flooring, double glazed window to rear.

Bedroom One

11'5 x 10'1 (3.48m x 3.07m)

Double glazed window to front, pendant lighting, radiator, carpeted flooring.

Bedroom Two

10'1 x 10'7 (3.07m x 3.23m)

Double glazed window to rear, pendant lighting, two radiators, carpeted flooring.

Rear Garden

Hardstanding area with steps leading down to slab paved seating area, hardstanding driveway to rear with access to garage, lawn with feature shrub borders, greenhouse and shed to remain, side gated access to front garden.

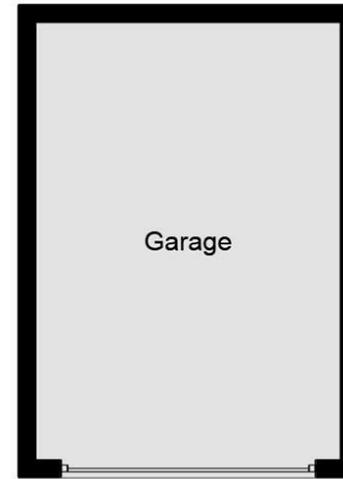
Front Garden

Hardstanding driveway providing off street parking for one vehicle, steps down to front door, slab paved feature area with raised shrub borders, side gated access to rear garden.





Floor Plan



Garage

Total floor area 68.0 sq. m. (732 sq. ft.) approx

This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX