



BRIDGWATER DRIVE, WESTCLIFF ON SEA
£555,000 FREEHOLD

A LOVELY THREE BEDROOM EXTENDED SEMI-DETACHED HOUSE ON THE SOMERSET ESTATE

Leigh On Sea | 01702 470625 | leighonsea@winkworth.co.uk

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DESCRIPTION:

Introducing this charming semi-detached house boasting 3 bedrooms, located in a sought-after neighbourhood. This property is a perfect blend of comfort and style, offering a bright and spacious interior that is well-maintained throughout. The living spaces are thoughtfully designed to provide a welcoming atmosphere for residents and guests alike.

Step outside to discover a lovely garden and a patio area, ideal for relaxing or entertaining. With the convenience of off-street parking, this property ticks all the boxes for modern living.

Situated in a desirable area, this home is within close proximity to local amenities, schools, and transport links, making it a convenient choice for families or professionals. Don't miss the opportunity to make this property your own and enjoy the lifestyle it has to offer. Contact us today to arrange a viewing.

Composite front door with opaque leaded insets leading to:

Reception Hall: - 15'3 x 7'8. Double glazed leadlight windows to front and side, stairs to first floor, under stairs storage/meter cupboard, carpeted, wallpapered walls to dado rail, the remainder being smooth plastered to coved ceiling, plate rail and radiator.

Lounge: - 15 to bay x 13'92. Double glazed leadlight bay windows to front, carpeted, smooth plastered walls to coved ceiling, dado rail, plate rail, fire surround and radiators.

Sitting/Dining Room: -13'14 x 12'6. Feature fireplace with cast iron inset tiled hearth and wood surround. Carpeted, smooth plastered walls to coved ceiling, plate rail, radiator, open plan to further family area and fitted kitchen.

Kitchen/Family Room: - 26'3 x 22'6 max. Two double glazed double doors leading onto and overlooking rear garden, two Velux windows. Kitchen fitted with ample cupboard and draw base units and eye level wall cupboards with solid wood work surfaces and ceramic tiled splash backs, ceramic sink unit with double bowl and mixer tap, built in four ring gas hobs with extractor over, upright oven and grill, integrated dishwasher, integrated upright fridge/. freezer. Tiled flooring with under floor heating door to: -

Utility Area: - Obscure double-glazed window to side. Solid wood work surface, semi integrated washing machine with cupboard storage, tiled flooring, smooth plastered walls, extractor, boiler serving gas central heating and domestic hot water.

Shower Room/Wc:- Obscure double glazed window to side Tiled flooring and walls, closed coupled wc, wash hand basin with mixer tap, built in shower and extractor.

First Floor Landing: - Feature obscure coloured leadlight window to side, access to loft, smooth plastered walls, dado rail and doors to all rooms.

Bedroom One: - 15'70 to bay x 14'03. Double glazes leadlight bay window to front. Smooth plastered walls to coved ceiling picture rail and radiator.

Bedroom Two: - 13 x 12'66. Double glazed leadlight windows to rear. Smooth plastered walls, picture rail, radiator and fireplace.

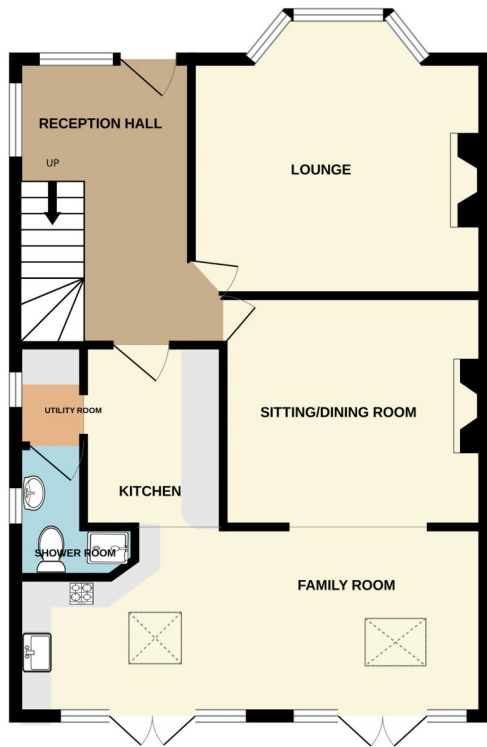
Bedroom Three: - 8'43 x 7'8. Double glazed leadlight window to front and side, smooth plastered walls, picture rail, radiator.

Bathroom/Wc: - 8'89 x 8'4 - Obscure double-glazed leadlight windows to rear. Modern white suite comprising panelled bath with mixer tap and shower attachment, closed coupled wc, pedestal wash hand basin, tiled flooring, tiled splash backs, built in cupboard and radiator.

Externally - There is a beautifully maintained South backing rear garden commencing with a paved patio seating area to the immediate rear, the remainder being mainly laid to lawn with mature flower and shrub borders, large timber storage shed, outside cold water tap, fencing to boundary's with side access to the front of the property which is mainly paved, providing off street parking for three vehicles, mature flower and shrub boundary's.



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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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Tenure: Freehold

Council Tax Band: E

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	
(92+) A	
(81-91) B	83
(69-80) C	
(55-68) D	67
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England, Scotland & Wales EU Directive 2002/91/EC	

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