

LINKSWAY, LEIGH ON SEA

GUIDE PRICE: - £610,000 TO £625,000 FREEHOLD

DETACHED TWO BEDROOM BUNGALOW ON THE SOUGHT AFTER BELFAIRS ESTATE.

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DESCRIPTION:

Guide Price: - £610,000 to £625,000. Winkworth have been favoured with instructions to bring to the market this spacious two double bedroom detached bungalow situated on a large plot in the sought after Belfairs Estate.

The property has a large and spacious lounge/diner, two double bedrooms and a lovely modern fitted kitchen. There is also a modern shower room, sun room, utility room and a cloakroom/wc. To the rear is a good size and well-maintained garden. The front garden has a drive leading to a detached garage and the remainder is laid to lawn.

Location wise, you are a stones throw from Belfairs Woods, Park & Nature Reserve where you can enjoy scenic walks, a short walk from Belfairs Golf Club for those who fancy a round of golf and a coffee in the club house, a short walk from local shops and amenities, plenty of bus connections, easy access onto the A13 and A127, a short drive from the iconic Leigh Broadway where you will find a variety of shops, cafes, bars and restaurants and only a short drive from Leigh station where you can catch the C2C line to London Fenchurch Street.

The property is being offer with no onward chain and we would strongly advise a viewing to avoid disappointment.

Accommodation: -

Entrance Porch: - Entrance door with windows to side.

Entrance Hall: - Doors to all rooms, two storage cupboards, radiator, plate rail and loft access.

Lounge/Diner: - 24'81 x 12'44. A lovely light and spacious room with Double glazed windows to the front and side. There are also sliding patio doors to the rear. Feature fireplace, picture rail and radiators.

Bedroom One: - 14 x 12'72 into bay. Double glazed bay window to front and radiator.

Bedroom Two: - 12'51 in to bay x 11'16. Double glazed bay window to side. Built in wardrobe and radiator.

Shower Room: - 7'54 5'31 Double glazed obscure window to side. A lovely modern suite white suite comprising of a curved glass shower cubicle, low level wc and wash hand basin with mono tap and vanity unit below. Tiling to walls and floor, smooth plaster ceiling with recessed lighting and a heated towel rail.

Kitchen: - 10'35 x 8'56 A beautiful modern kitchen comprises of range of granite working surfaces with inset sink unit and mixer tap. White high gloss base units with matching eye level units above with lighting under. Electric hob with extractor hood above, built in Neff oven and micro wave.

Windows to rear and door to rear. Built in cupboard and smooth plastered ceiling with recess lighting. Tiling to floor

Sun Room: - 15'75 x 9'56. Double glazed window to rear and side with sliding patio doors leading to the rear garden. Tiled floor.

Cloakroom: - Double glazed obscure window to front. Low level wc, wall mount wash hand basin, part tiling to walls and tiling to floor. Radiator.

Utility Room: - Double glazed window to rear, radiator and space for kitchen appliances.

Exterior: -

Front Garden: - Brick boundary wall with garden path. Separate gates opening on to driveway leading the detached garage. The rest of the garden is lawn with flower boards and tree.

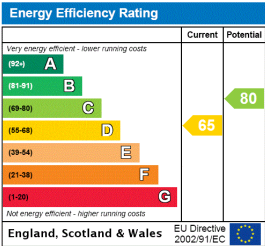
Detached Garage: - Up and over door.

Rear Garden: -A lovely sized rear garden. With patio area and ornate garden pond leading to lawn area with well stocked flower boarder trees and shrubs. At the rear of the garden is a paved area. Gate to side.





This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



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