



## Southend Road, Stanford-le-Hope

**£460,000** Freehold

Ali & Co are delighted to present this fully refurbished 3/4 Bedroom detached family home located in the ever popular Standford Le Hope, surrounded with great local amenities, schools and shops, a fantastic village community.

Detached House | Modern Fully Fitted Kitchen | New Heating System | New Kitchen | Newly Decorated | Newly Renovated | No Onward Chain | Stunning Family Home | 3/4 Bedrooms | Two Ensuite Bathrooms |

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**Ali&Co**  
PROPERTY SERVICES



## STUNNING DETACHED FAMILY HOME

Ali & Co are delighted to present this fully refurbished 3/4 Bedroom detached family home located in the ever popular Stanford Le Hope, surrounded with great local amenities, schools and shops, a fantastic village community.

Spacious entrance hall is accessed via door to side. Stairs lead to first floor accommodation. Access is given to ground floor cloakroom/wc. Wooden style flooring.

Lounge 16'6 x 8'9 overlooks the front. Double glazed window. Wooden style flooring.

Ground floor bedroom four 11'7 x 8'4 also overlooks the front aspect. Double glazed window. Continuation of wooden style flooring.

En-suite comprises shower, wash hand basin and low level wc. Obscure double glazed window.

Stunning kitchen/diner 16'7 x 14'5 opens onto conservatory via patio sliding doors. Range of wall and base mounted units with matching pan size storage drawers and under unit lighting. Bosch oven, electric hob, extractor hood, fridge/freezer and dishwasher to remain. Complimentary worksurfaces with upstands housing sink with swan neck mixer tap. Continuation of wooden flooring. Smooth ceiling with ample spotlighting. Conservatory 1'4'7 x 7'8 opens onto rear garden via patio sliding doors. Wooden style flooring. Double glazed windows.

First floor landing is home to three well proportioned bedrooms, en-suite and family bathroom. Main bedroom 14'5 x 12'0 max. Two double glazed windows to rear. En-suite comprises, shower, wash hand basin and low level wc. Heated towel rail. Bedroom two 16'8 x 8'3 double glazed window to front. Bedroom three 16'1max x 5'7 double glazed window to front. Bathroom comprises white panel bath fitted with shower and glass splash screen door. Wash hand basin and low level wc. Part tiling to walls. Tiled flooring. Heated towel rail. Obscure double glazed window.

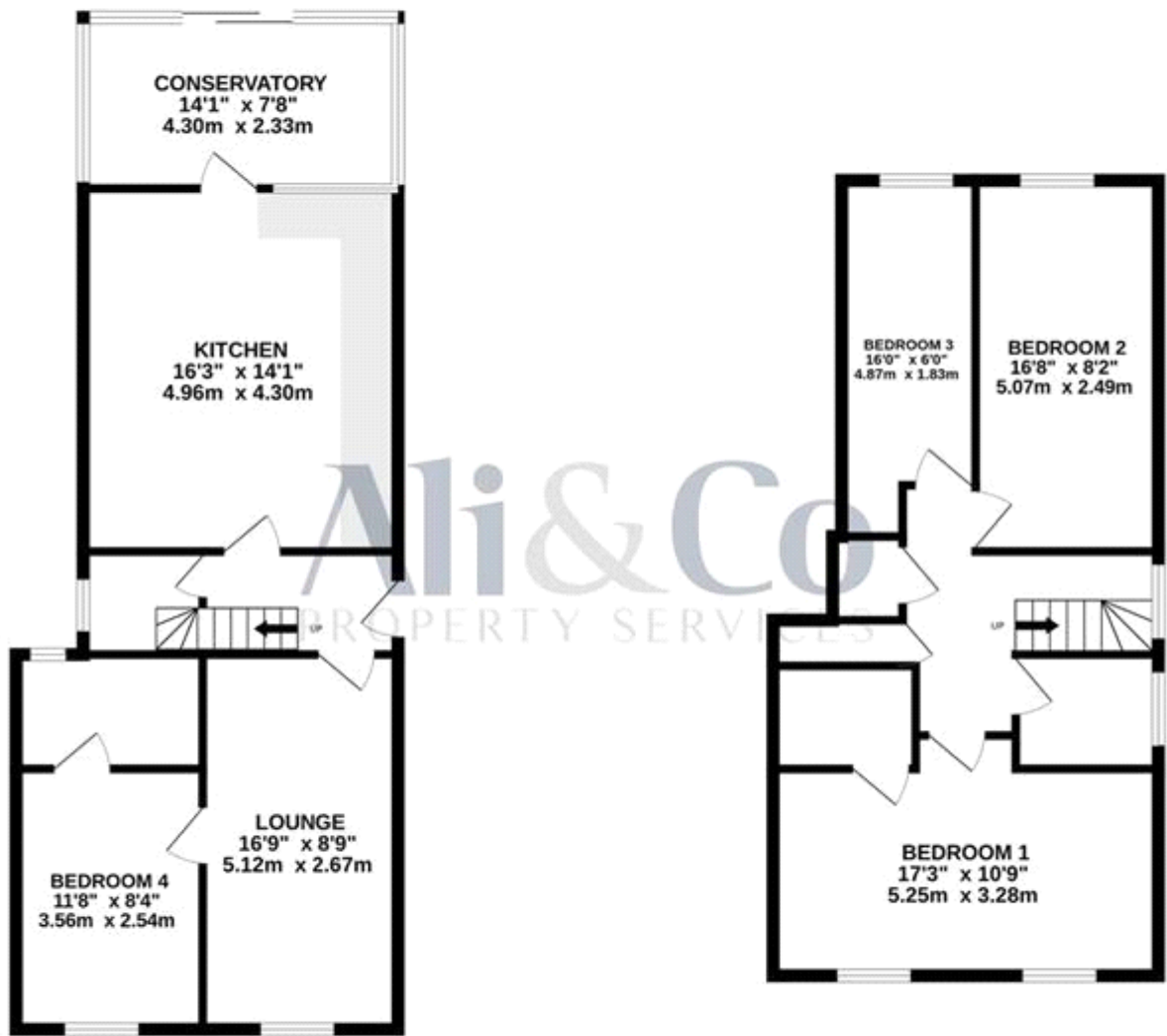
Internal viewings highly recommended

Council Tax Band: D (Thurrock Council)  
Tenure: Freehold  
Parking options: Off Street  
Garden details: Private Garden  
Electricity supply: Mains  
Heating: Gas Mains  
Water supply: Mains  
Sewerage: Mains





GROUND FLOOR  
1246 sq.ft. (115.8 sq.m.) approx.



TOTAL FLOOR AREA: 1246 sq.ft. (115.8 sq.m.) approx.  
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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	68	82
England & Wales		EU Directive 2002/91/EC

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.