



17 Crescent Road
, Leigh-On-Sea, SS9 2PF
Offers Over £800,000



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Are you looking for something **UNIQUE**? With no other house in the road looking the same? Situated on Leighs prestigious **MARINE ESTATE** is this imposing **DETACHED** family home offering an abundance of charm and character throughout, with **FOUR** bedrooms, large lounge, and kitchen with separate dining room. There is an established large **WEST BACKING** rear garden and off street parking to the front. With only a short walk to Marine Parade, Leigh Seafront, Leigh Station and Leigh Broadway, this location is fantastic. Being offered with **NO ONWARD CHAIN**. To arrange a viewing please contact us on 01702 710 555.

Entrance

Via original solid wood front door with feature stained glass panel to side of property, leading to...

Hallway

A spacious hallway with lead light window to side, wall mounted radiator, under stairs storage, carpet laid to floor, doors to accommodation.

W/C

5'1" x 2'11" (1.57 x 0.89)

Fitted with a two piece suite comprising low level w/c and wash hand basin.

Lounge

22'5" x 13'11" (6.84 x 4.26)

Double glazed lead light door and extra sliding patio door to rear garden, feature brick built fireplace with log burner and tiled hearth, two Upvc double glazed lead light obscure windows to side, wall mounted radiator, picture rail, serving hatch through to kitchen, carpet laid to floor.

Ground Floor Third Bedroom

12'8" x 10'11" (3.87 x 3.35)

Picture rail, wall mounted radiator, Upvc double glazed lead light windows to front, carpet laid to floor.

Dining Room

12'7" x 11'0" (3.86 x 3.36)

Wooden floorboards, stable door to side, wall mounted radiator, Upvc double glazed lead light window to front, plate rack, opening through to...





Kitchen

9'3" x 6'11" (2.82 x 2.11)

Fitted with matching wooden wall and base units with black granite work tops and inset one and a half sink and drainer, built in 'Neff' oven with 'Stoves' four ring gas hob and extractor over, integrated fridge, freezer and dish washer, space and plumbing for washing machine, Upvc double glazed lead light windows to side, half tiled walls and tiled flooring

First Floor Landing

Carpet laid to floor, airing cupboard housing hot water tank and shelving, plate rack, feature wallpaper to one wall, wooden doors to accommodation.



Primary Bedroom

13'11" x 13'7" (4.25 x 4.15)

Two double glazed windows to front, wall mounted radiator, two large eaves storage cupboards, carpet laid to floor.

Second Bedroom

13'7" x 12'5" (4.16 x 3.80)

Upvc double glazed lead light window looking out to rear garden, two large eaves storage cupboards, wall mounted radiator, fitted triple sliding door wardrobe, picture rail, loft access, carpet laid to floor.



Fourth Bedroom

9'5" x 5'8" (2.89 x 1.73)

Lead light windows to side, wall mounted radiator, feature internal lead light window over stairs, carpet laid to floor.

Bathroom

9'4" x 5'2" (2.86 x 1.60)

Fitted with a four piece suite comprising panel bath, shower cubicle, low level w/c with push button and wash hand basin, half tiled walls, double glazed obscure lead light window to side, extractor fan, heated towel rail, vinyl laid to floor.

Garden

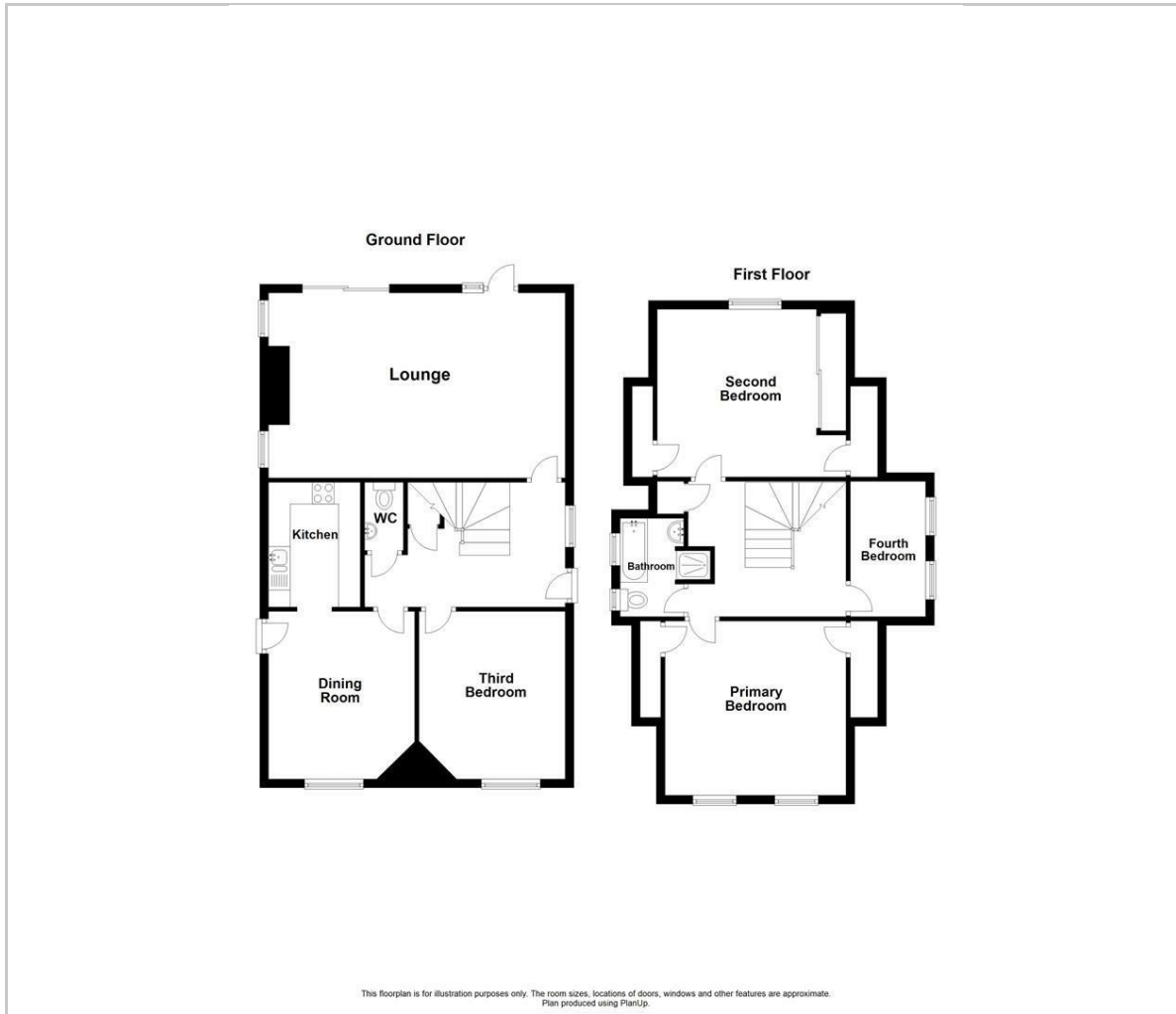
Commencing with slabbed patio area with roof over, remainder is laid to lawn with established shrubbery, trees and plants. There is access to both sides of the property leading to the front.

Driveway

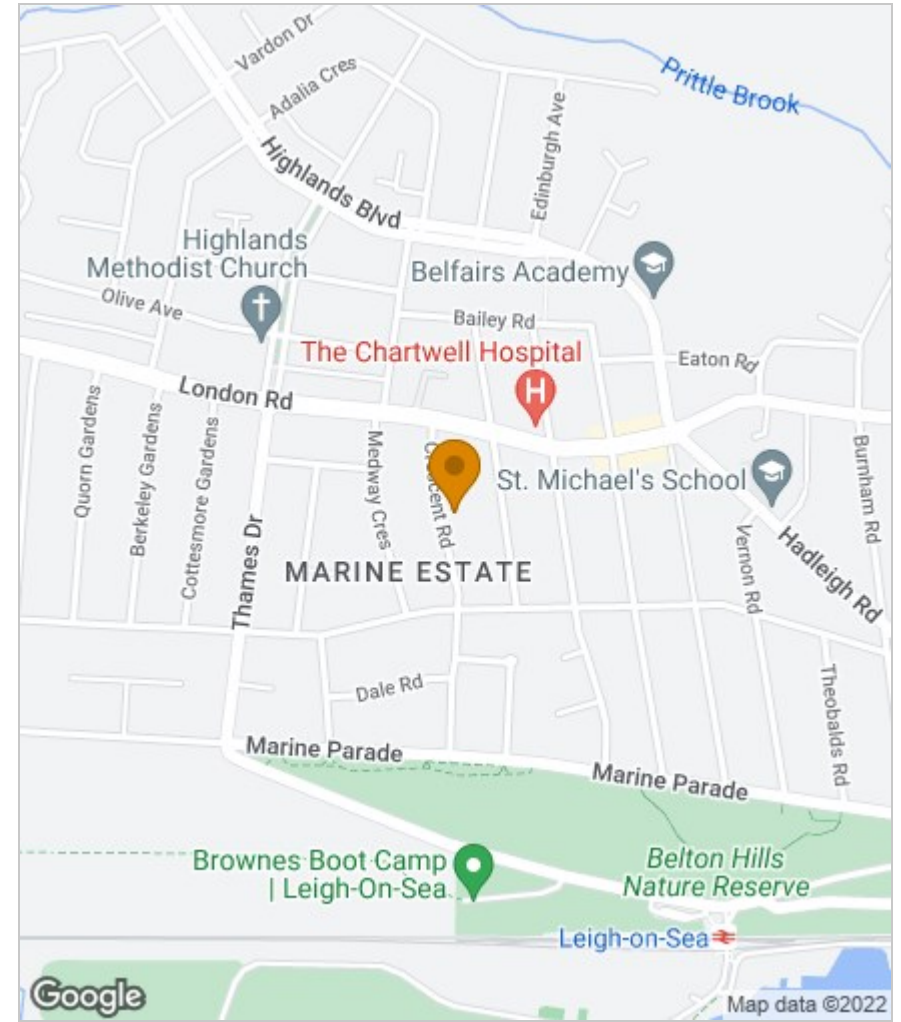
Paved for off street parking.



Floor Plan



Area Map



Viewing

Please contact our Leigh-on-Sea Office on 01702710555 if you wish to arrange a viewing appointment for this property or require further information.

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