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ASPIRE
ESTATE AGENTS









Shaftesbury Avenue, Southend-On-Sea Guide price £750,000

GUIDE PRICE 750,000-800,000

Aspire are delighted to present this impressive four bedroom detached family home, offering substantial and versatile accommodation arranged across three floors in a highly sought-after position close to Southchurch Park and the seafront.

Designed with modern family living in mind, the property provides an excellent balance of generous reception space and well-proportioned bedroom accommodation. The ground floor centres around a fantastic open plan kitchen, lounge and dining area, creating an impressive space for everyday family life and entertaining.

The home further benefits from a separate family room, dedicated study/home office, four spacious bedrooms, family bathroom and en-suite facilities.

A wealth of additional features further enhances the property including solid wood flooring, plantation shutters to the front, solar panels and an electric vehicle charging point.

Externally, the home continues to impress with a substantial rear garden extending to approximately 81ft, complete with generous patio areas and a powered summerhouse. To the front, a paved driveway provides ample off street parking alongside access to the integral garage.

The top floor bedroom is another real highlight, opening onto a private balcony with attractive views across Southchurch Park.

GROUND FLOOR

Hallway
21'10" x 8'5" (6.66 x 2.58)

Office / Reception Room
12'7" 11'10" (3.84 3.61)

W/C

Kitchen / Living Room
29'0" x 23'10" (8.85 x 7.27)

Garage
17'11" x 7'11" (5.47 x 2.42)

FIRST FLOOR

Landing
20'11" x 5'9" (6.39 x 1.77)

Bedroom Two
12'7" x 11'10" (3.86 x 3.61)

Bedroom Three
14'6" x 13'5" (4.42 x 4.10)

En-suite

Bedroom Four
11'2" x 9'8" (3.41 x 2.95)

Family Bathroom

SECOND FLOOR

Bedroom One
15'7" x 13'1" (4.76 x 4.00)

En-suite

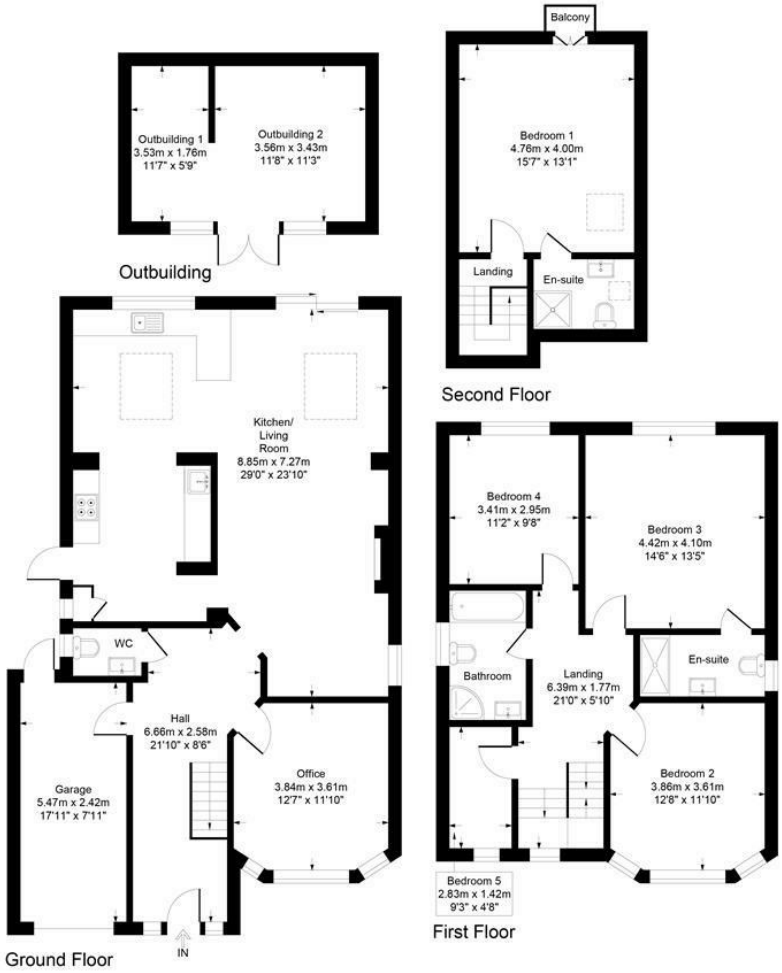
OUTBUILDING
Room One - 3.58 x 3.43
Room Two - 3.53 x 1.76

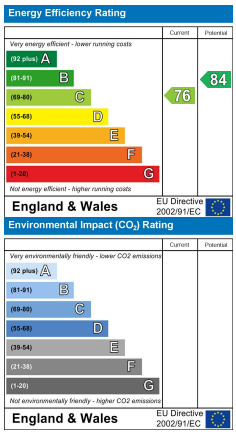
Garden

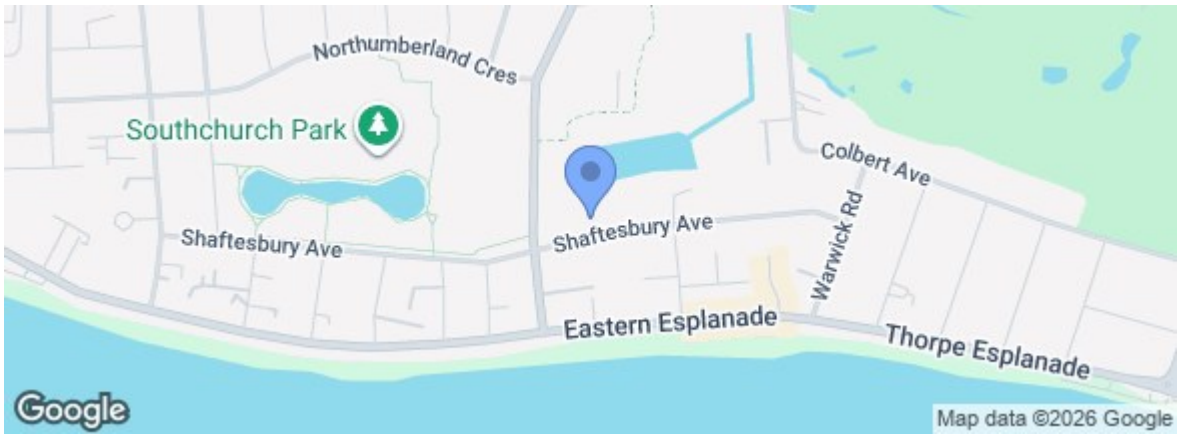
Driveway

113 Shaftesbury

Approximate Gross Internal Floor Area = 218.6 sq m / 2353 sq ft
(Including Garage & Outbuilding)
Garage = 13.2 sq m / 142 sq ft
Outbuilding = 19.0 sq m / 204 sq ft







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