

Riverton Drive, Southminster CM0 7NG

£499,995

To view this property call

01621 734300

SJ WARREN

www.sjwarren.co.uk

The accommodation comprises

Located in the riverside village of St Lawrence Bay popular for its sailing, river sports, fishing, coastal and rural walks.
The village has a convenience store for all your daily needs, two public house/restaurants and a village hall with recreational area.

OFFERED WITH NO ONWARD CHAIN a very spacious four bedroom detached house with some rooms on the first floor enjoying views across to the River Blackwater.

The ground floor offers a large entrance porch and hallway, very spacious lounge with open plan dining area, kitchen/breakfast room, ground floor principal bedroom with en-suite and dressing room/walk in wardrobe and a ground floor shower room.
The first floor has a large landing with space for a study/reading area looking out onto the river Blackwater. Three further excellent size bedrooms and a family bathroom.
Externally the property offers a private garden with raised veranda and to the front its own drive/parking for multiple vehicles.

Entrance porch
Side double glazed entrance door to a large porch with double glazed window to the side, radiator and tiled flooring that runs into the hallway and shower room. Double glazed door and side screen window to the hallway.

Entrance hallway.
Once again this is a good size with stairs to the first floor with an understairs storage cupboard.

Lounge and dining area
31 x 16'7
This is a superb size room with the lounge area having a feature fireplace and surround with electric pebble flame fire. Two radiators, television point, double glazed French doors and side screen windows to the rear.
The dining area is open plan from the lounge and offers plenty of space for a good size family table and chairs, radiator and double glazed window to the side.

Kitchen/breakfast room
18'6 x 9'9
All the rooms in the property are excellent sizes and this is another example, with a range of cream eye level units back tiling and under lighting. Matching base units and drawers including pull out pan drawer and larder and roll top work surfaces, integrated dish washer, washing machine and a one and a half inset stainless steel sink. Stainless steel built in oven, inset electric hob with above extractor, space for fridge/freezer, double glazed window to the rear, double glazed door and window to the side.

G/F principal bedroom en-suite
16 x 12'1
All the bedrooms are very good sizes and this being the main bedroom has the benefit of a large walk in walk in dressing area. Double glazed bow window to the front, radiator, wood effect laminate flooring and door to the en-suite.
En-suite Tiled flooring and walls, close coupled w/c, hand wash basin with vanity cupboards below and a double glazed window to the side and radiator.

G/F Shower room
Walk in double shower, close coupled w/c, hand wash basin with vanity surround and cupboards below, Tiled walls, expel air, radiator and a double glazed bow window to the front.

Half and main landing.
The half landing has a double glazed window to the side. The main landing is a large area offering ideal space for a study or reading relaxing area with a double glazed window to the front, enjoying views over to the River Blackwater. Loft access, with water tank and shelving.

Bedroom two
16 x13
Double glazed window to the front with views across to the River Blackwater, television point and radiator.

Bedroom three
16 x 12
Another excellent size double room, radiator and double glazed window to the rear.

Bedroom
14'7 x 7'2
The fourth bedroom and once again a double room, double glazed window to the rear.

Bathroom
Tiled flooring and walls, panelled bath with above shower/screen, hand wash basin with vanity cupboards below, close coupled w/c. Shaver point/light, expel air, radiator and a double glazed window to the side.

Rear garden
The garden offers a n excellent degree of privacy, commencing with a large raised veranda with above canopy and open/shut blinds, water tap and steps to the main garden. The garden is mainly laid to lawn with surrounding established borders and a mature ornate tree. Both flanks have paths with gates leading to the front of the property.

Drive/parking.
The property has a good size frontage laid to block Pavia drive/parking for multiple vehicles.





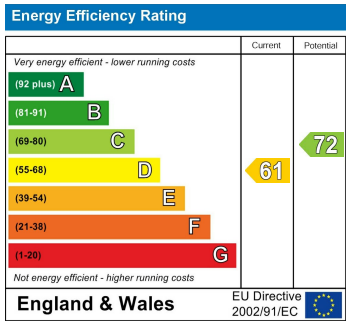


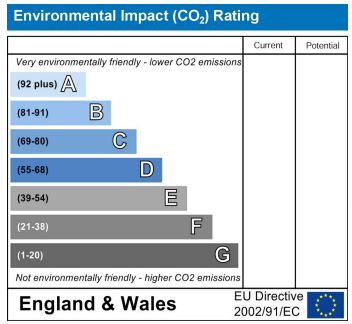
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