



Brown & Brand



Alderleys

Thundersley, Benfleet, SS7 3QZ

- Located in a peaceful turning
- Close to local shops and Thundersley Common
- Beautifully extended two-bedroom bungalow
- The rear garden offers a secluded private space

£375,000





Property Description

Located in a peaceful turning, close to local shops and Thundersley Common, this beautifully extended and much-improved two-bedroom semi-detached bungalow offers a perfect blend of comfort and style. Upon entering, you are greeted by an inviting entrance hall leading to an attractive lounge, complete with a bay window with shutters and a feature fireplace, creating a cozy and welcoming atmosphere. The bungalow features two spacious double bedrooms, with the second bedroom benefiting from a rear extension for added space and versatility. The upgraded three-piece shower room adds a modern touch, while the heart of the home is the extended L-shaped kitchen/diner. The kitchen area is well-appointed with modern units and integrated appliances, perfect for cooking and entertaining. The dining area boasts a skylight window, filling the space with natural light, while the bifold doors open up to the rear garden, seamlessly blending indoor and outdoor living. The rear garden is west facing, offering a secluded and private space to relax and enjoy the sunshine. To the front, there is ample parking with a long, block-paved independent driveway and hardstanding, providing plenty of space for vehicles. Further benefits of this lovely home include upgraded wiring, central heating, and double glazing throughout, ensuring comfort and energy efficiency. Presented in excellent order throughout, this property offers a fantastic opportunity to secure a well-maintained bungalow in a desirable location.

An early viewing is highly recommended to fully appreciate all this charming property has to offer.



ACCOMMODATION

approached via composite side panelled entrance door giving access to

ENTRANCE HALL

Wood effect flooring. Radiator. Flat plastered ceiling with coving and spotlights. Access to loft ladder. Wall mounted thermostat control. Panelled doors to all rooms.

SHOWER ROOM

Recently refitted in a modern white three-piece suite comprising close WC wash hand basin inset to vanity unit and walk in shower cubicle with glass screen and twin head plumbed in shower. Tile effect flooring. Contrasting waterproof panelling. Radiator/towel rail. Flat plastered ceiling with spotlights and extractor.



BEDROOM ONE

11' 9" x 9' 9" (3.58m x 2.97m) Carpet. Radiator. Flat plastered ceiling with coving and spotlights. Double glazed window to front with shutters.

BEDROOM TWO

20' 0" x 8' 0" (6.1m x 2.44m) Wood effect flooring. flat plastered ceiling with spotlights. Radiator. Double glazed window to rear.



LOUNGE

13' 6" x 10' 9" (4.11m x 3.28m) Wood effect flooring. Radiator. Second radiator. Double glazed bay window with shutters. Flat plastered ceiling with coving and spotlights. Central chimney breast with modern electric fire and surround.

L SHAPED KITCHEN DINER

KITCHEN AREA

9' 3" x 7' 8" (2.82m x 2.34m) Fitted in modern white high gloss units offering cupboards and drawer packs to ground and eyelevel with contrasting worktops over. Inset single drainer sink unit with mixer taps. Integrated oven, grill, gas four ring hob and extractor over. Space and plumbing for washing machine, tumble dryer and dishwasher. Wood effect flooring. Tiled splashback. Flat plastered ceiling with coving. Archway through to



DINING AREA

12' 4" x 8' 0" (3.76m x 2.44m) Wood effect flooring. Designer radiator. Plastered ceiling with spotlights and skylight window. Bifold doors to rear and garden. Space for American style fridge freezer.



EXTERNALLY

REAR GARDEN

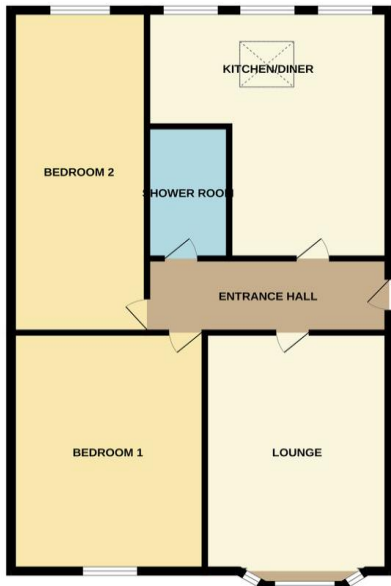
laid to lawn with privacy fencing, gated side access.

PARKING

parking is provided via a block paved independent driveway to side providing off street parking for numerous vehicles with additional hardstanding to front. Boundary brick wall.



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of floors, windows, doors and any other items are approximate and no responsibility is taken for any errors, 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 equipment shown here are not tested and no guarantee as to their operability or efficiency can be given. Made with Bluebeam® CADWATERS

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Energy performance certificate (EPC)

5, Acornlea BENLEET 1611 702	Energy rating D	Valid until 31 May 2028
		Certificate number #146-6325-4646-1501-9322

Property type: Semi-detached bungalow
Total floor area: 41 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.
[You can read guidance for landlords on the regulations and exemptions.](#) [EPCs show you what is allowed to be let and what is not.](#)

Energy rating and score

This property's energy rating is D. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		59 B
69-80	C		
55-68	D	58 D	
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

Breakdown of property's energy performance