

Est. 1995

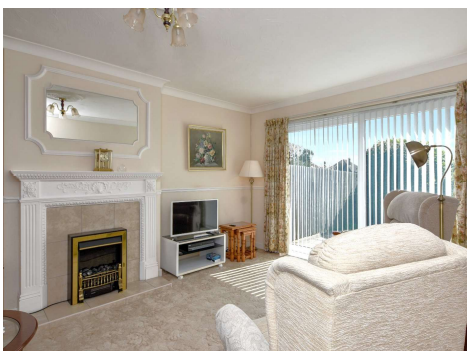
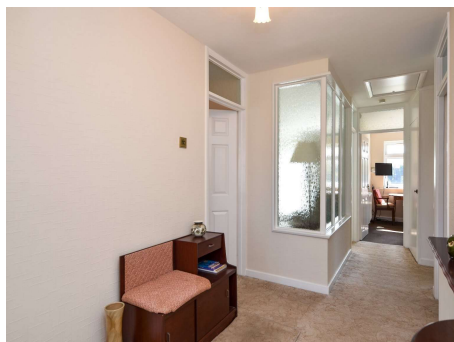
HUNT ROCHE

The Estate Agent

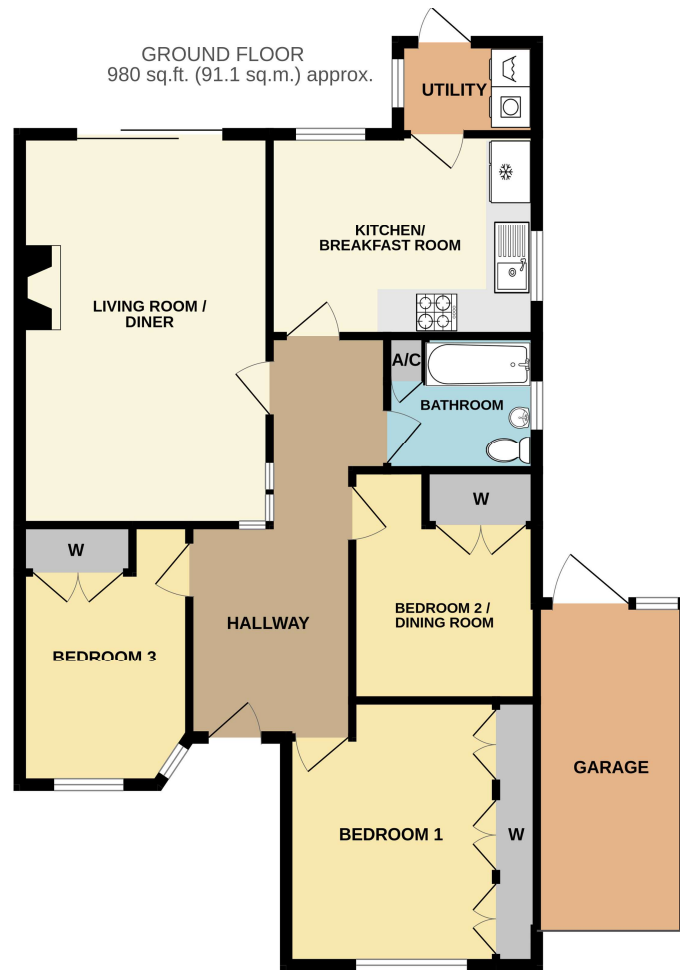


Asking Price: £495,000

154 Church Road, Shoeburyness, Southend-on-Sea, Essex, SS3 9EZ



Offered with No Onward Chain, this beautifully presented **THREE BEDROOM** semi-detached **BUNGALOW** is located in the highly sought-after Church Road area of South Shoebury. Positioned on a south-backing plot, the home features a block-paved driveway, with garage access, and a well-maintained, manageable rear garden. Inside, you'll find a fitted Kitchen/Breakfast Room with an additional Utility area, along with an attractive Living Room that opens out to the garden via patio doors, complete with the added benefit of a retractable electric awning—perfect for relaxing or entertaining outdoors.



TOTAL FLOOR AREA : 980 sq.ft. (91.1 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.
Made with Metropix ©2025

- Located in the prestigious Church Road area of South Shoebury is this well presented **THREE BEDROOM BUNGALOW**
- Block-paved driveway with access to a garage
- South-backing plot offering a well presented manageable rear garden
- Fitted Kitchen / Breakfast Room overlooking the rear Garden with additional Utility area
- Attractive Living Room with uPVC patio doors leading to the garden with Retractable electric awning
- Close to the beachfront and the iconic Shoebury Common Beach Huts and bus routes
- All bedrooms include built-in wardrobes
- Situated in a highly desirable and sought-after location
- An immediate viewing is recommended



Entrance via: uPVC entrance door inset with leaded obscure double glazed insert leading to;

Spacious Reception Hallway: Doors to all rooms. Door to cupboard housing utility meters and providing shelved storage space. Feature obscure 'borrowed light' glazed panels through the Living Room. Radiator. Smooth plastered ceiling with access to loft space via pull down ladder.

(Agents Note; We have been advised that the loft is partially boarded and the Combination boiler is located within the space).

Living Room: 18'2" x 11'10" (5.54m x 3.6m) uPVC sliding patio doors opening to the patio area of the rear Garden. Feature ornate fireplace surround with mantle inset with electric fire. Dado rail. Radiator. Coving to textured inset with ceiling moulding.

Dual aspect Kitchen/Breakfast Room: 12'6" x 9'5" (3.8m x 2.93m) uPVC double glazed windows to side and further to rear providing views across the rear Garden. The Kitchen is fitted with a range of eye and base level units with square edge working surfaces over inset with one-and-a-quarter porcelain single drainer sink unit with mixer tap over with recessed pelmet lighting over. Built in 'Hotpoint' eye level double oven with split level four ring gas hob with concealed extractor canopy over. Partly tiled walls. Freestanding fridge/freezer (to remain). Radiator. Smooth plastered ceiling. uPVC double glazed door to;

Utility Lobby: 4'3" (1.3) x 4'2" (1.27) (excluding built in cabinets) uPVC double glazed window to side aspect. The area is fitted with cabinetry to one aspect inset with 'stacked' 'Bosch' washing machine and 'White Knight' tumble dryer (to remain). uPVC double glazed doors open the rear Garden. Smooth plastered ceiling.

Bedroom One: 12'6" (3.8) x 9'9" (2.97) (excluding wardrobe space) uPVC double glazed window to front aspect. Radiator. The Bedroom is fitted with a six door wardrobe to one aspect. Smooth plastered ceiling.

Bedroom Two: 10'11" x 8'10" (max) (3.33m x 2.7m (max)) uPVC double glazed window to side aspect. The Bedroom is fitted with a four door wardrobe to one aspect. Radiator. Coving to sooth plastered ceiling.

Bedroom Three: 11'3" x 10'3" (max) (3.43m x 3.12m (max)) Pair of uPVC double glazed windows to front aspect. Radiator. The Bedroom is fitted with a four door wardrobe to one aspect. Smooth plastered ceiling.

Bathroom: 8' x 5'4" (max) (2.44m x 1.63m (max)) Obscure uPVC double glazed window to side aspect. The Bathroom is fitted with a three piece suite comprises vanity wash hand basin with mixer tap over and storage cupboards under, low level flush wc and 'disability' accessed panelled bath with mixer taps and handheld shower attachment, with further integrated shower and fitted shower screen. Radiator. Partly tiled walls. Door to built airing cupboard inset with radiator and linen shelving. Smooth plastered ceiling.

To the Outside of the Property:

The SOUTH facing rear Garden is approached via the Living Room and the Utility area and commences with a generous size paved patio seating area. The remainder of the Garden is mainly laid to lawn with established trees and shrubs to borders. Timber framed shed to the rear of the Garden (to remain). Further pitched roof Summer house style shed (to remain). Exterior lighting. Outside water tap.

To the side of the property there is a hardstanding area (which measures approximate 32ft x 7ft) with access to;

Garage: 14'4" x 8'2" (4.37m x 2.5m)

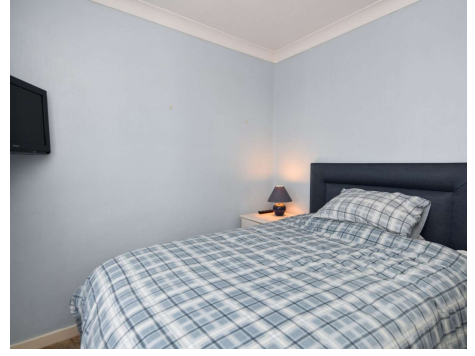
Up and over door to front. Power and lighting. uPVC double glazed door to rear sideway together with uPVC double glazed windows.

Frontage: Attractive front Garden area with brick boundary wall with good size block paved parking area providing access to Garage. Shaped lawned area and additional lawned area to the side of the Pathway.

Council Tax Band D

PRELIMINARY DETAILS - AWAITING VERIFICATION





THE PROPERTY MISDESCRIPTIONS ACT 1991 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. 4/14/2025