
3 Brookside
RICHARD
POYNTZ

3 Brookside
Canvey Island
SS8 9XY

£300,000

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NO ONWARD CHAIN - Nestled in the desirable area of Brookside on Canvey Island, this charming three-bedroom mid-terrace house presents an excellent opportunity for families and professionals alike. With a GUIDE PRICE from £300,000 to £325,000, this property boasts a prime location that offers convenient access to both the island and the mainland, making commuting a breeze.

Upon entering, you are welcomed by a generous porch that leads into a spacious lounge, perfect for relaxation and entertaining. The modern kitchen diner is a standout feature, providing ample space for a dining table and chairs, ideal for family meals or gatherings with friends. The ground floor also benefits from a cloakroom, adding to the practicality of the home.

As you ascend to the first floor, you will find a spacious landing that leads to three well-proportioned bedrooms, each offering a comfortable retreat. The modern three-piece white bathroom is stylish and functional, catering to the needs of the household.

This property is equipped with gas-fired central heating and UPVC double-glazed windows and doors, ensuring warmth and energy efficiency throughout the year. Outside, the front garden is mainly lawned, while the rear garden features a delightful paved patio area, complemented by a good size lawned, making it an ideal space for outdoor entertaining or simply enjoying the sunshine.

Additionally, the property is conveniently located near Morrisons, local schools such as St Catherine's, and bus routes, with Benfleet train station just a short distance away. This home truly offers a wonderful blend of comfort, convenience, and modern living in a sought-after location.



Porch

Cloakroom

Lounge
15'5 x 14'3 (4.70m x 4.34m)

Kitchen Diner
18'3 x 8'9 (5.56m x 2.67m)

First Floor Landing

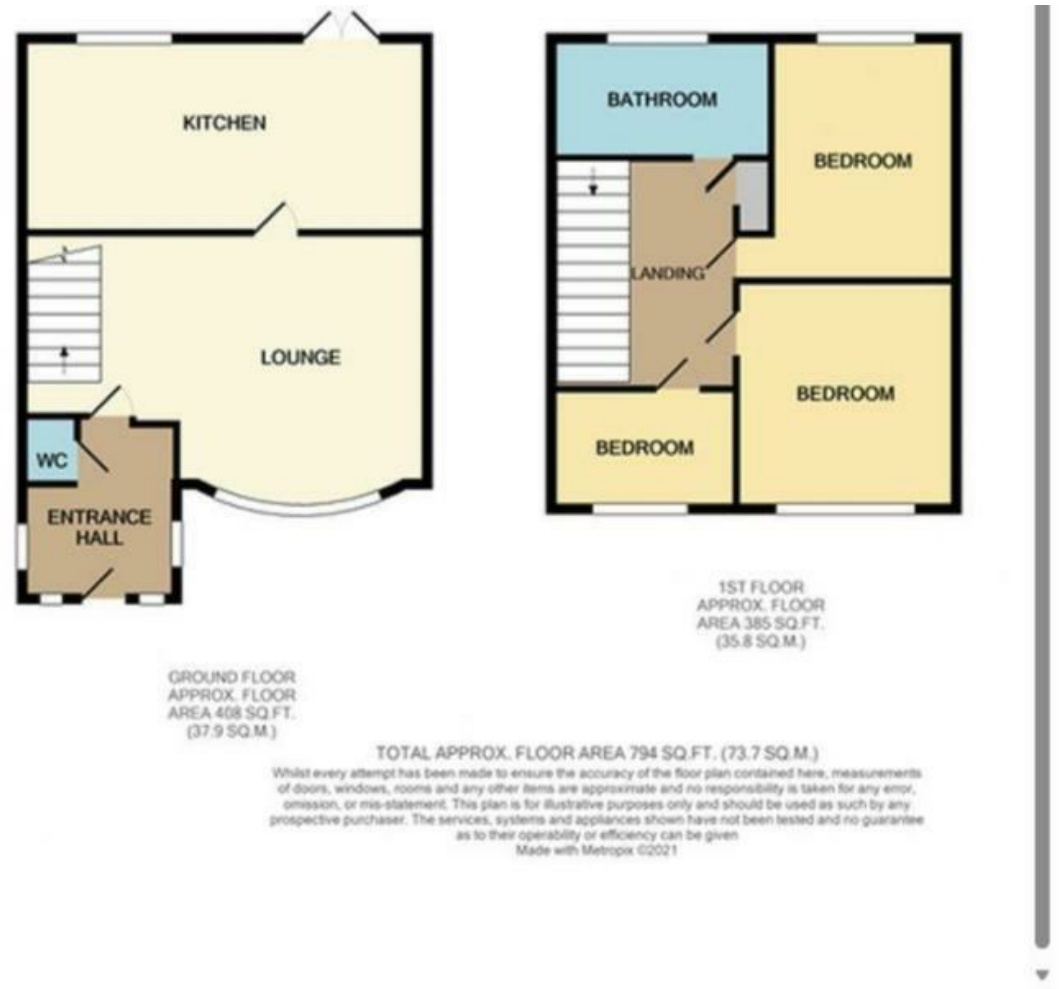
Bedroom One
12'1 x 11'10 max (3.68m x 3.61m max)

Bedroom Two
11'10 x 11'3 max (3.61m x 3.43m max)

Bedroom Three
8'1 x 7'11 (2.46m x 2.41m)

Rear Garden

Front Garden



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Tel No: 01268 **699 599** | Fax: 01268 699 080 | Email: rp@**richard**poyntz.com
Registered Office: Richard Poyntz & Company, 11 Knightswick Road, Canvey Island **SS8 9PA**
Partners: Richard P. Poyntz F.N.A.E.A, James R. Poyntz M.N.A.E.A, Anna L. Poyntz & Sara Poyntz • V.A.T No: 731 4287 45
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