



## LEE LOTTS

SOUTHEND-ON-SEA, SS3 0HB

**GUIDE PRICE £325,000**  
FREEHOLD

**\*\* NO ONWARD CHAIN - THREE DOUBLE BEDROOM FAMILY HOME BOASTING OFF-STREET PARKING FOR MULTIPLE VEHICLES AND A LOW MAINTENANCE REAR GARDEN. POSITIONED IN A QUIET CUL-DE-SAC IN GREAT WAKERING. PRESENTING VERSATILE ACCOMMODATION WITH HUGE POTENTIAL TO IMPROVE.**

**RP&C.**  
RICKY, PLANT & CHEN-PORTER



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- Well Proportioned Family Home
- Three Double Bedrooms
- Presented with No Onward Chain
- Off-Street Parking for Multiple Vehicles
- Low Maintenance Rear Garden (Pergola to be removed)
- Versatile Accommodation
- Huge Potential to Improve
- Sizeable Four-Piece Bathroom
- Close to Well Regarded Schools
- Quiet-cul-de-sac Location



Nestled in a quiet cul-de-sac in the sought-after village of Great Wakering, this well-proportioned end of terrace home presents an excellent opportunity for families and buyers looking to put their own stamp on a property. With no onward chain, the home is ready for a smooth and swift purchase.

Offering versatile and spacious accommodation throughout, the property features a generous lounge that flows seamlessly into a well-sized kitchen area. To the front, an additional living space offers flexible use—ideal as a dining area, playroom, or home office.

Upstairs, you'll find three double bedrooms and a large four-piece family bathroom, perfect for modern family living.

Externally, the property boasts ample off-street parking for multiple vehicles and a low-maintenance rear garden, providing plenty of space for outdoor enjoyment with minimal upkeep.

Situated within easy reach of well-regarded schools, local amenities, and excellent transport links, this home combines a peaceful village setting with everyday convenience.

Viewing is highly recommended to fully appreciate the space and potential on offer.

**Three bedroom end terraced house**

**Open plan living space**

**Lounge**

**Kitchen**

**Stairs to first floor**

**Bedroom one**

**Bedroom two**

**Bedroom three**

**Four piece bathroom**

**Low maintenance rear garden**

**Off-street parking for multiple vehicles**

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## ADDITIONAL INFORMATION

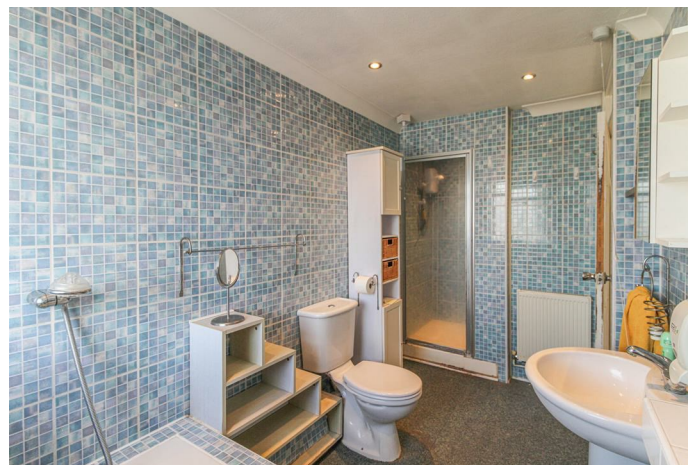
**Local Authority** – Rochford

**Council Tax** – Band C

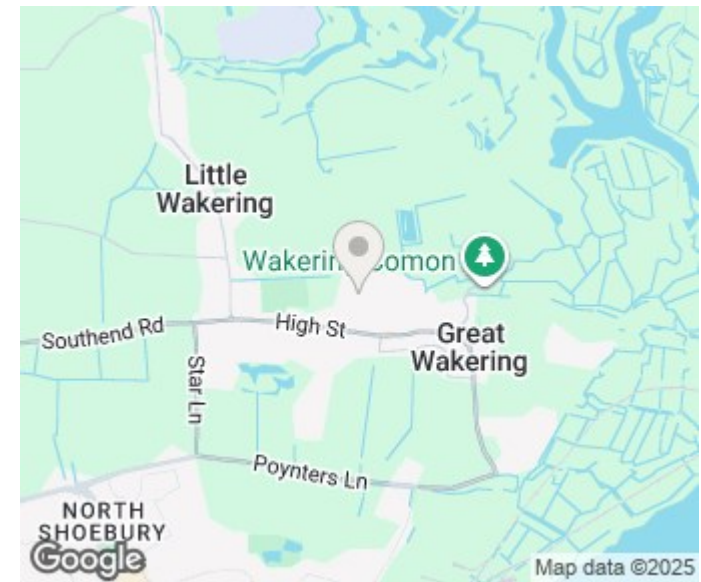
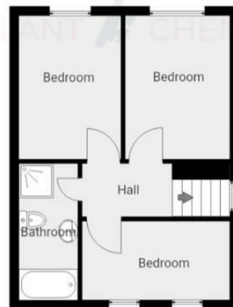
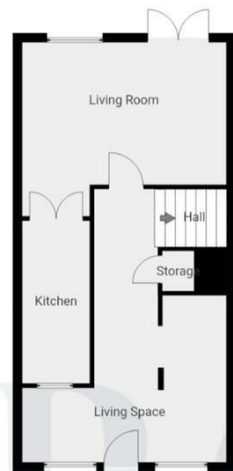
**Viewings** – By Appointment Only

**Floor Area** – sq ft

**Tenure** – Freehold







Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		77
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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