





HILL ROAD

PRITTLEWELL, SS2 6JT

OFFERS IN EXCESS OF £600,000

FREEHOLD

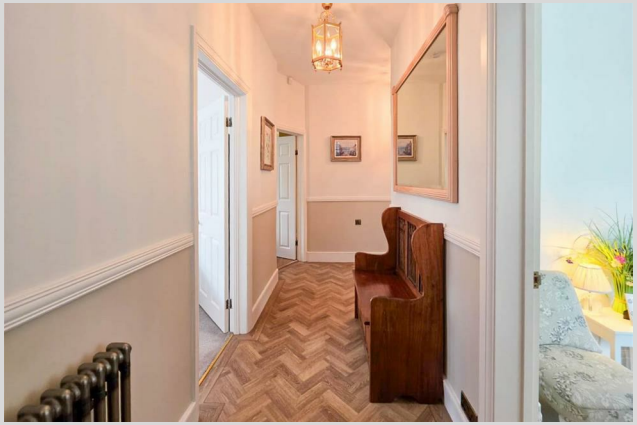
* LOCATION, LOCATION, LOCATION * Completely Unique Three Bedroom DETACHED Bungalow* - You will struggle to find another property with all this wonderful home has to offer. Boasting generous accommodation, an ultra high-end finish and an unbeatable location for train links to London, priority status for entry to the four State Grammar Schools in the area, walking distance to Southend Hospital, Priory Park, bus routes, access to A127 and more! A real one of a kind showstopping property.

RP&C.

RICKY, PLANT & CHEN-PORTER

HILL ROAD

• Executive detached bungalow • Occupying a large plot • Three generous bedrooms • Well proportioned wrap-around rear garden with large summerhouse • Stunning showpiece kitchen with vaulted ceiling and rounded Quartz worksurfaces • Ample off-street parking • Sizeable loft room providing huge scope to extend (STPP) • Property completed to the highest of standards throughout • Close to a wealth of travel links and amenities • Easy access to well regarded schools including high performance grammar schools





A truly exceptional and entirely unique detached bungalow – luxurious living, versatile accommodation and an impressive plot.

Properties of this calibre and individuality rarely come to market. Occupying a generous plot in a peaceful yet exceptionally convenient position on the highly regarded Hill Road, this stunning and meticulously renovated detached bungalow offers an extraordinary combination of luxury, character and versatility. Beautifully transformed by the current owner, with no expense spared and an exceptional attention to detail throughout, this is a home that really must be seen to be fully appreciated.

Offering versatile three/four-bedroom accommodation, the property has been thoughtfully designed to create both elegant everyday living and impressive entertaining space. The accommodation commences with a secure entrance porch, opening into a welcoming and particularly generous reception hallway.

In its current configuration, there are three well-proportioned bedrooms, including two excellent doubles, with both double bedrooms benefiting from integrated storage. The property also offers the flexibility to create a fourth bedroom, utilising the existing lounge if required.

Currently presented as a beautiful bay-fronted reception room, the lounge is a particularly characterful space, featuring engineered oak flooring, an impressive sandstone fireplace with inset herringbone tiling and multi-fuel log burner, electric blinds to windows all creating a wonderful warm and inviting atmosphere.

The property further benefits from two beautifully appointed bathrooms, both finished with an elegant Victorian-inspired aesthetic. The principal bathroom is a real statement, featuring exquisite tiling, a double-length shower and a stunning feature wash basin with marble surround. A second, equally well-presented shower room provides additional convenience.

Undoubtedly one of the property's standout features is the breathtaking open-plan kitchen, dining and living space to the rear. Designed with both style and practicality in mind, this exceptional room provides the perfect setting for entertaining and family life alike. A further wood-burning stove creates a beautiful focal point, while patio doors seamlessly connect the interior with the rear garden.

The kitchen itself is particularly impressive, boasting a striking vaulted ceiling, a substantial central island with a beautifully finished bevelled-edge quartz work surface, two Blomberg ovens and attractive Italian tiled flooring. The attention to detail continues throughout, with cast iron radiators adding further character and quality.

Leading from the kitchen is a sizeable and beautifully appointed utility room, complete with quartz work surfaces and a Samsung fridge freezer which will remain, together with a separate additional laundry room.

Upstairs, the property offers an enormous loft space measuring approximately 38ft x 21ft. This presents an exciting opportunity for further development and extension, subject to the necessary planning permissions and building regulations, offering considerable potential to enhance an already impressive home. The loft is accessible via an internal staircase

Externally, the property continues to impress. The generous plot provides a particularly attractive established

wraparound rear garden, creating a tranquil and private haven in which to relax and entertain. A substantial summer house with electric and heating to provide additional versatile space for office/gym/storage, there is a further corner summer house and shed both with electric supply, wooden Pergola and side access. Raised patio area leading from the Dining Room. The property boasts ample off-street parking to the front.

The location is equally appealing, placing an excellent range of amenities within easy reach. Southend Hospital, Priory Park, highly regarded local schools including the area's sought-after grammar schools, and a variety of shopping facilities are all conveniently accessible. Prittlewell railway station provides direct connections towards Central London, while local bus services and convenient road access to the A127 make this an ideal position for commuters and families alike.

A home of genuine individuality, beautifully renovated and offering an exceptional standard of accommodation, impressive entertaining space and exciting future potential. A rare opportunity to acquire something truly special.

Three bedroom detached bungalow

Secure entrance porch

Entrance hallway
Herringbone styled flooring, cast iron radiators

Bay-fronted lounge 16'9 (into bay) x 13'7
Engineered oak flooring, multi-fuel burner, electric blinds

Kitchen/dining room 26' (max) x 14'3 reducing to 1
Vaulted ceiling, two Blomberg ovens, Blomberg dishwasher, Neff gas hob and extractor, log burning stove, Bevelled quartz work surfaces and central island, integrated double bins, cast iron radiator, Italian tiled flooring

Kitchen area 13'11 x 9'4

Dining area 14'3 x 12'9

Utility room 8'10 x 7'2
Quartz work surfaces, Samsung fridge-freezer with icemaker, Italian tiled flooring

Laundry room 6'7 x 4'9
Ideal vogue max combi 40 boiler fitted November 2023, plumbing for washing machine and tumble dryer

Bedroom one (bay-fronted) 15'7 into bay x 11'8

Bedroom two 11' x 10'1

Bedroom three 7'1 x 6'7

Family bathroom 10'10 x 4'6
Floor to ceiling Victorian styled tiling, double length shower with inset storage compartment, towel rail, pedestal sink with marble surround, wc

Bathroom two 6'10 x 3'6
Tiled flooring, electric shower, wc, towel rail, sink with pedestal

Large loft room 38'10 x 21'5

Rear garden

Raised patio area accessed from dining room

Summerhouse

Smaller corner summerhouse and shed

Driveway providing ample off-street parking

Gated side access

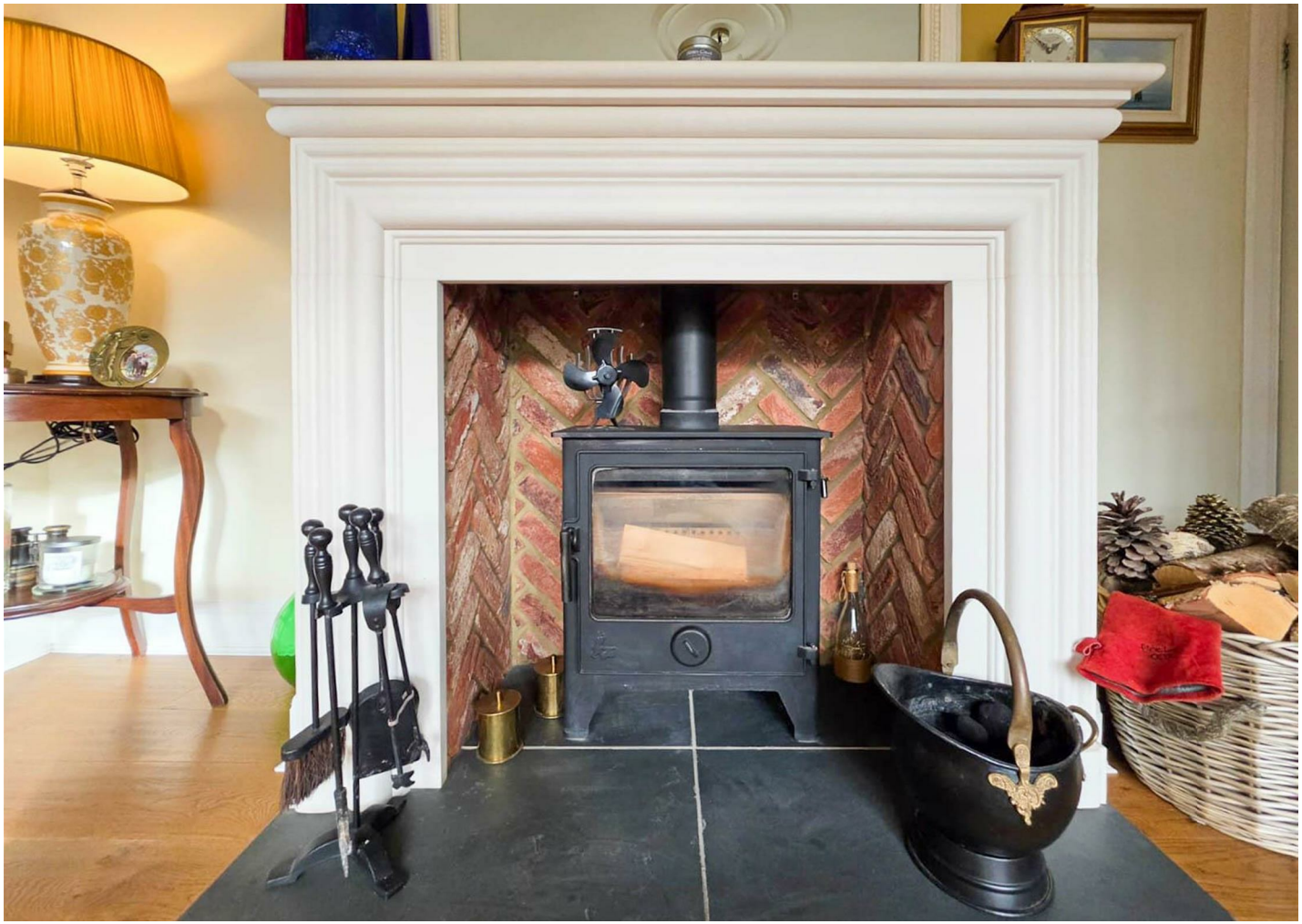
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ADDITIONAL INFORMATION

Local Authority – Southend

Council Tax – Band D

Viewings – By Appointment Only

Floor Area – sq ft

Tenure – Freehold











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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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