



Mary Rose Close, Grays

£435,000 Freehold

Ali & Co are delighted to present this fantastic THREE BEDROOM END TERRACE FAMILY HOME, located in the ever popular development of CHAFFORD HUNDRED.

Close Proximity To Lakeside Shopping Centre | Close to schools | FAMILY HOME | Fantastic Location | Master Bedroom Ensuite | Off-street parking | Open Plan Living |

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Ali&Co
PROPERTY SERVICES

Fantastic Three Bedroom Home with Ensuite Master Bedroom

Ali & Co are delighted to present this fantastic THREE BEDROOM END TERRACE FAMILY HOME, located in the ever popular development of CHAFFORD HUNDRED.

This family home is conveniently located for the C2C Chafford Hundred station and Harris Academy, Lakeside shopping centre is on your doorstep with easy access to A13/M25.

The entrance Hallway leads to a spacious lounge and open plan modern fitted white Gloss kitchen/dinner, patio doors lead out to the garden, This family home has 3 good size bedrooms and family bathroom, wc, the Master bedroom having the added bonus of a modern tiled ensuite.

At the rear of the property is two secluded parking spaces, which you can access from the rear garden.

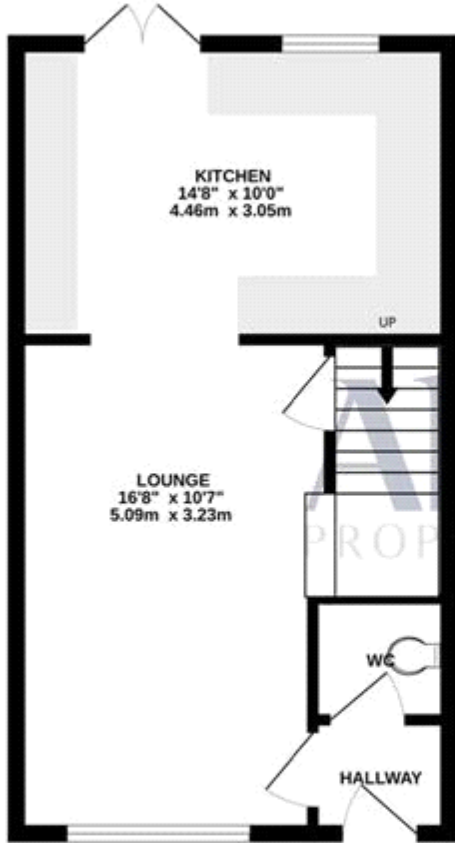
internal viewings highly recommended.

Tenure: Freehold

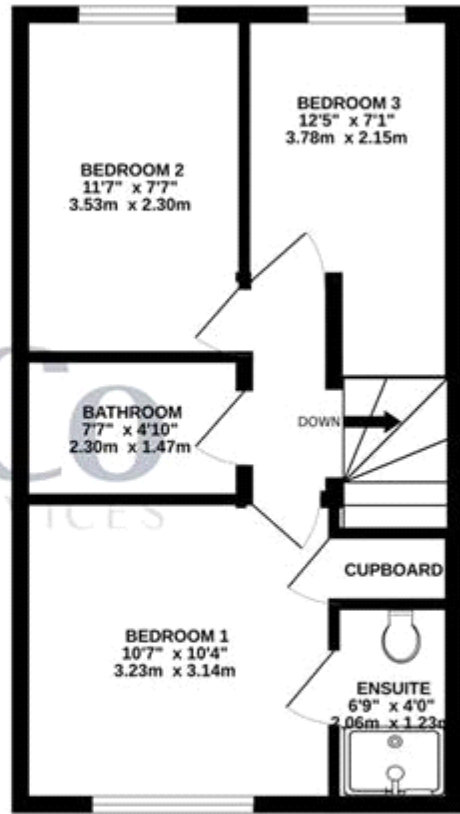




GROUND FLOOR
391 sq.ft. (36.3 sq.m.) approx.



1ST FLOOR
368 sq.ft. (34.2 sq.m.) approx.



TOTAL FLOOR AREA: 759 sq.ft. (70.5 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.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		87
(69-80) C	70	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.