



St. Peters Road, Grays

£385,000 Freehold

SSTC

Ali & Co are delighted to bring to the market this exceptional modern THREE BEDROOM family home, Newly built and recently completed.

Cloakroom | Double Glazing | Fitted Bathroom | Fitted Kitchen | Garden | Integrated Appliances | Landscaped Garden | No Onward Chain | Off-street parking |

01375 806786

hello@aliandcoproperty.co.uk

Ali&Co
PROPERTY SERVICES

NEW HOME CALLING ALL FIRST TIME BUYERS

Ali & Co are delighted to bring to the market this exceptional modern **THREE BEDROOM** family home, new build offer open plan living space, downstairs WC three very good size bedrooms and the main bathroom upstairs.

Situated within a great quiet location on St Peters Road within close proximity to local shops and Primary School.

The property has been developed to a great standard with excellent workmanship.

Secure gated development with parking for two vehicles.

Please contact Ali & Co to arrange a viewing!

Tenure: Freehold

Parking options: Off Street

Garden details: Private Garden





GROUND FLOOR
440 sq.ft. (40.8 sq.m.) approx.



1ST FLOOR
440 sq.ft. (40.8 sq.m.) approx.



TOTAL FLOOR AREA : 879 sq.ft. (81.7 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 ©2023



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		94
(81-91) B	82	
(69-80) C		
(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.