



## Maunder Close, Grays

**£550,000** Freehold

**SOLD**

Ali & Co are delighted to present this beautifully presented four bedroom family home, located in the sought after area of Chafford Hundred, an exceptional property not to be missed.

Close Proximity To Lakeside Shopping Centre | Close to Harris Academy | Cul De Sac | Downstairs WC | Beautifully presented four bedroom family home | Sought after location in Chafford Hundred | Stunning open plan kitchen/diner | Stunning, secluded rear garden | Access to detached garage | Finished to a high standard throughout |

**01375 806786**

hello@aliandcoproperty.co.uk

**Ali&Co**  
PROPERTY SERVICES

## STUNNING FOUR BEDROOM FAMILY HOME 4 bedroom family home

Situated in a quiet cul-de-sac within the popular Chafford Hundred development, this property benefits from a convenient and well connected location. Maunder Close is ideally placed for local shops, schools, and amenities, with Lakeside Shopping Centre just a short drive away offering an extensive range of retail, dining and leisure facilities.

Excellent transport links are close at hand, including Chafford Hundred C2C railway station, providing direct services to London Fenchurch Street, and easy access to the A13 and M25, making it ideal for commuters. The area also offers attractive green spaces and lakes, perfect for walks and outdoor leisure.

Situated in Maunder Close, this beautifully presented four bedroom family home is a must see.

At the heart of the property is a stunning open plan kitchen/diner, featuring a newly fitted kitchen with a central island and integrated appliances, perfect for modern family living and entertaining. The ground floor also benefits from a spacious lounge and a convenient downstairs WC. Upstairs, there are four well proportioned bedrooms alongside a contemporary family bathroom, with the master bedroom enjoying the added luxury of an en-suite.

Externally, the property boasts a stunning, secluded rear garden with side access. Further benefits include undercroft parking and access to a detached garage, providing excellent parking and storage solutions. This truly fantastic family home is finished to a high standard throughout and must be viewed to be fully appreciated.

Council Tax Band: E (Thurrock Council)

Tenure: Freehold

Parking options: Driveway, Garage

Garden details: Private Garden

Electricity supply: Mains

Heating: Gas Mains

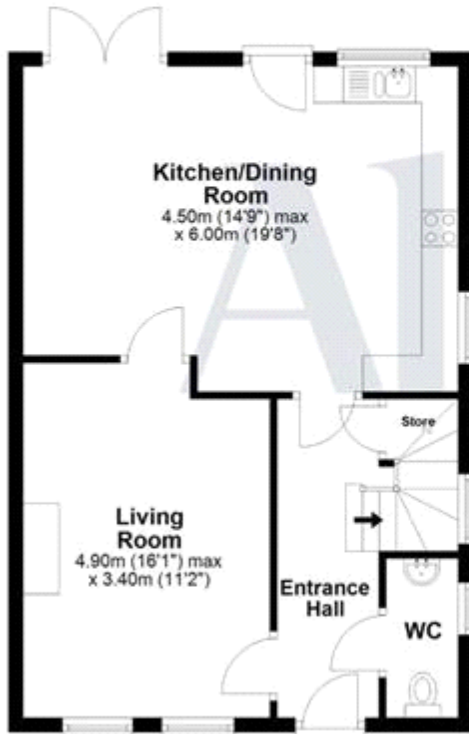
Water supply: Mains





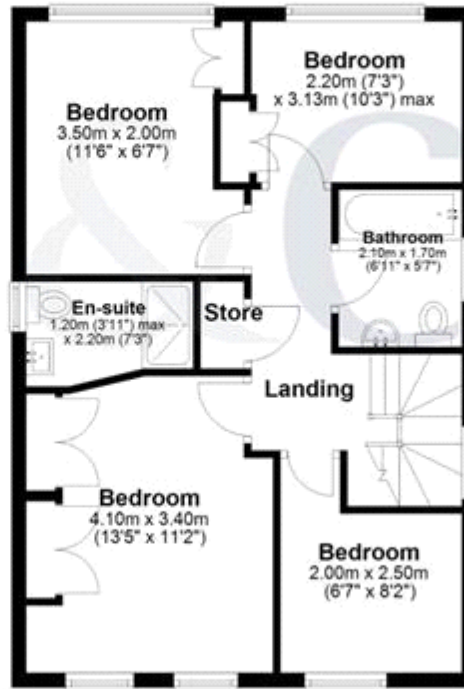
### Ground Floor

Approx. 54.0 sq. metres (581.2 sq. feet)



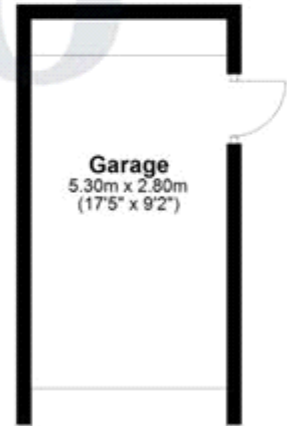
### First Floor

Approx. 53.8 sq. metres (578.7 sq. feet)



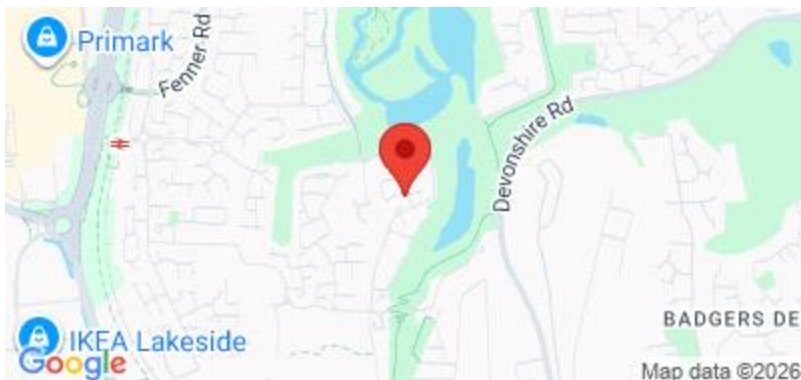
### Outbuilding

Approx. 14.8 sq. metres (159.7 sq. feet)



Total area: approx. 122.6 sq. metres (1319.7 sq. feet)

**Maunder Close**



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>75</b>	<b>79</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
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.