



Wharf Road, Grays

£150,000 Leasehold

Ali & Co are delighted to present this well-presented first floor two-bedroom apartment, ideally situated on the ever-popular Wharf Road development in Grays.

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Ali & Co
PROPERTY SERVICES

TWO BEDROOM APARTMENT FOR SALE

Ali & Co are delighted to present this well-presented first floor two-bedroom apartment, ideally situated on the ever-popular Wharf Road development in Grays. Offering bright and spacious accommodation extending to approximately 536 sq. ft., this fantastic property presents an excellent opportunity for first-time buyers, downsizers or buy-to-let investors.

Positioned within a well-maintained development, the apartment enjoys a practical and well-balanced layout designed for comfortable modern living.

The welcoming entrance hall provides access to all rooms, leading through to a spacious 18ft dual-aspect living room, flooded with natural light and offering ample space for both relaxing and entertaining.

The fitted kitchen is conveniently positioned adjacent to the living area and offers a range of base and wall units with ample worktop space, making it both functional and practical for everyday living.

There are two generously proportioned bedrooms, with the principal bedroom benefiting from fitted wardrobes, while the second bedroom is ideal as a guest room, nursery or home office.

Completing the accommodation is a modern family bathroom and a useful internal storage cupboard.

Externally, the property benefits from allocated parking and well-maintained communal grounds.

Perfectly positioned within easy reach of Grays Town Centre, Grays C2C Railway Station, local supermarkets, restaurants and riverside walks, the property offers excellent transport links into London and convenient access to the A13 and M25.

Whether you're looking to take your first step onto the property ladder or expand your investment portfolio, this apartment offers exceptional value in a highly convenient location.

Key Features

First floor apartment

Two well-proportioned bedrooms

Bright and spacious 18ft living room

Fitted kitchen

Modern bathroom

Principal bedroom with fitted wardrobes

Internal storage cupboard

Allocated parking

Approximately 536 sq. ft. (49.8 sq. m.)

Excellent investment or first-time purchase

Walking distance to Grays Town Centre and C2C Station

Easy access to A13 & M25

Accommodation

Room Metric Imperial

Living Room 5.52m x 3.24m 18'1" x 10'8"

Kitchen 1.76m x 2.49m 5'9" x 8'2"

Bedroom One 3.66m x 2.56m 12'0" x 8'5"

Bedroom Two 2.93m x 2.56m 9'7" x 8'5"

Bathroom 2.38m x 1.47m 7'10" x 4'10"

Total Internal Area: Approx. 49.8 sq. m. (536 sq. ft.)

Location

Wharf Road is one of Grays' most convenient residential developments,



offering excellent access to local amenities, shopping facilities, schools and transport links. Grays Railway Station provides direct C2C services into London Fenchurch Street, while the nearby A13 and M25 make commuting throughout Essex and London straightforward.

Viewing Highly Recommended

Properties within this development are consistently popular with both owner-occupiers and investors. Early viewing is highly recommended to fully appreciate the accommodation and location on offer.

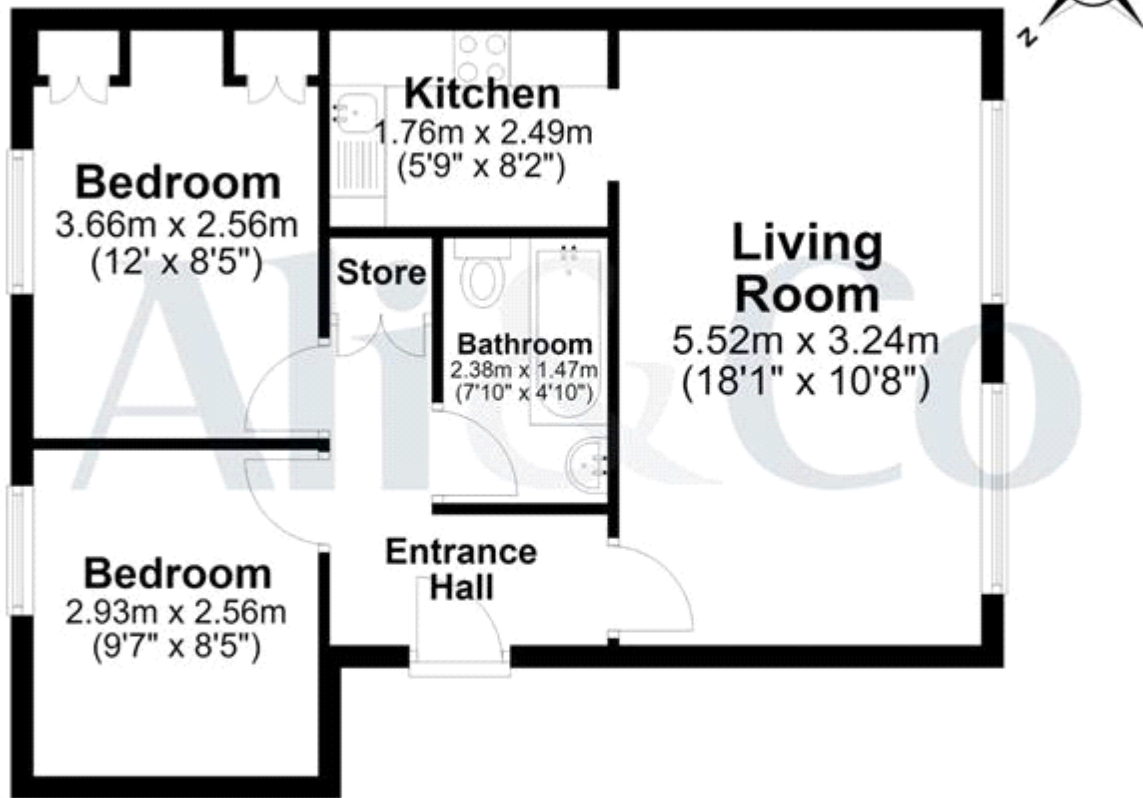
Contact Ali & Co Property Services today to arrange your private viewing

- Council Tax Band: b (Thurrock Council)
- Tenure: Leasehold (961 years)
- Parking options: Residents
- Electricity supply: Mains
- Heating: Gas Mains
- Water supply: Mains
- Sewerage: Mains



First Floor

Approx. 49.8 sq. metres (536.0 sq. feet)



Total area: approx. 49.8 sq. metres (536.0 sq. feet)

Wharf Road



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/fitings 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.