



CURTIS O'BOYLE

Sales & Lettings

Founes Drive, Chafford Hundred

RM16 6DU



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£675,000

Modern Five-Bedroom Detached Home near Chafford Gorges Nature Park

Set within a private turning just a short stroll from the scenic Chafford Gorges Nature Park, this impressive three-storey detached house combines contemporary design with versatile family living. Excellent road links place the A13 and M25 within easy reach, and the property falls within the sought-after catchment area for Harris Academy Chafford Hundred.

The heart of the home is a beautifully refitted kitchen/diner featuring premium Neff appliances, complemented by a spacious lounge and a flexible media room/study. A convenient ground-floor WC completes this level.

Upstairs, the first floor offers three well-proportioned bedrooms, including a main suite with en-suite shower room, plus a modern family bathroom. The top floor provides two additional bedrooms and a separate shower room-ideal for guests or growing families.

Outside, a driveway and carport accommodate up to three vehicles and lead to a single garage, while a shingled area opposite offers potential for further parking. Upgraded radiators throughout enhance comfort and efficiency.

This stylish home blends modern finishes with a superb location, making it perfect for family life or entertaining.

ENTRANCE HALL Obscure double glazed entrance door, radiator, coved to smooth ceiling with inset LED downlighters, herringbone laminate flooring.

LOUNGE 20' 5" x 10' 9" (6.22m x 3.28m) Double glazed window to front aspect, double glazed French doors to rear garden, two radiators, coved ceiling with inset LED downlighters, herringbone laminated flooring.

MEDIA ROOM/STUDY 11' 6" x 8' 9" (3.51m x 2.67m) Double glazed window to front aspect, radiator, coved to smooth ceiling LED downlighters, herringbone laminate flooring.

KITCHEN/DINER 17' 7" x 12' 4" (5.36m x 3.76m) Full height double glazed windows to rear and side aspects, double glazed French doors to rear garden, glazed vaulted roof to one end with fitted shutters, refitted base and wall units, integrated Neff appliances including washing machine, dishwasher, oven and four ring gas hob with hood above, fridge/freezer, sink bowl with mixer tap inset into Quartz work tops with fluted drainer, water softener, air-conditioning unit, understairs cupboard, radiator, herringbone laminate flooring.

WC Obscure double glazed window to rear aspect, close coupled WC and corner wash hand basin, tiled splashbacks, radiator, smooth ceiling with inset LED downlighters, herringbone laminate flooring.

FIRST FLOOR LANDING Double glazed window to rear and front aspects, coved to smooth ceiling with inset LED downlighters, radiator, airing cupboard, stairs to second floor.

BEDROOM FIVE 9' 5" x 9' (2.87m x 2.74m) Double glazed window to rear aspect, radiator, smooth ceiling with inset LED downlighters.

BEDROOM FOUR 11' 1" x 9' 5" (3.38m x 2.87m) Double glazed window to front aspect, radiator, smooth ceiling with inset LED downlighters.

BEDROOM THREE 10' 10" x 9' 7" (3.3m x 2.92m) + recess. Double glazed window to front aspect, radiator, coved to smooth ceiling with inset downlighters.

ENSUITE 7' 5" x 4' 7" (2.26m x 1.4m) Obscure double glazed window to side aspect, smooth ceiling with inset LED downlighters, heated towel rail, tiled floor and walls, shower cubicle with adjustable shower and rainfall shower head, close coupled WC, pedestal wash hand basin, electric shaver point.

BATHROOM 10' 6" x 5' 7" (3.2m x 1.7m) Obscure double glazed window to rear aspect, heated towel rail, smooth ceiling with inset LED downlighters, extractor fan, built in cupboard, part tiled walls, tiled floor, panelled bath with mixer taps and adjustable shower and rainfall shower head over, close coupled WC, pedestal wash hand basin.

SECOND FLOOR LANDING Double glazed skylight window to rear aspect, eaves access, smooth ceiling with inset LED downlighters.

BEDROOM ONE 15' 6" x 10' 11" (4.72m x 3.33m) Double glazed skylight windows to front and rear aspects, radiator, smooth ceiling with inset LED downlighters, air-conditioning unit.

BEDROOM TWO 12' 4" x 9' 9" (3.76m x 2.97m) Double glazed skylight windows to front aspect, radiator, smooth ceiling with inset LED downlighters.

SHOWER ROOM Double glazed skylight window to rear aspect, smooth ceiling with inset LED downlighters, heated towel rail, shower cubicle with adjustable shower and rainfall shower head, close coupled WC, vanity wash hand basin, tiled floor, part tiled walls, electric shaver point.

REAR GARDEN Paved with brick wall to one side and panelled fencing to rear, gated side access

GARAGE & CARPORT Carport and driveway for three cars leading to single garage with roll up door and power and light connected.

FRONT Paved front garden and shingled area opposite (Included on deeds) with potential to provide further parking.



To view this property call Curtis O' Boyle Estate Agents on **01621 855558**

GROUND FLOOR
639 sq.ft. (59.4 sq.m.) approx.



1ST FLOOR
532 sq.ft. (49.4 sq.m.) approx.



2ND FLOOR
394 sq.ft. (36.6 sq.m.) approx.



TOTAL FLOOR AREA : 1565 sq.ft. (145.4 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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