



**GRIFFIN**  
THE PROPERTY PEOPLE



## Ernan Close

, South Ockendon, RM15 5EN

Guide price £375,000

\*\*\*\* GUIDE PRICE £375,000 - £400,000 \*\*\*\* WELL PRESENTED \*\*\*\*  
OVER LOOKING A GREEN AREA \*\*\*\*

We are delighted to offer for sale this THREE BEDROOM terraced house, ideally situated for access to local schools, bus routes and shopping parades.

The property itself benefits from overlooking a green area to the front, good sized kitchen, and to the rear of the garden is a decked area. Only by viewing can this property be appreciated and we would therefore recommend viewing as soon as possible to avoid disappointment.

Call the sales team today.....

### Viewing

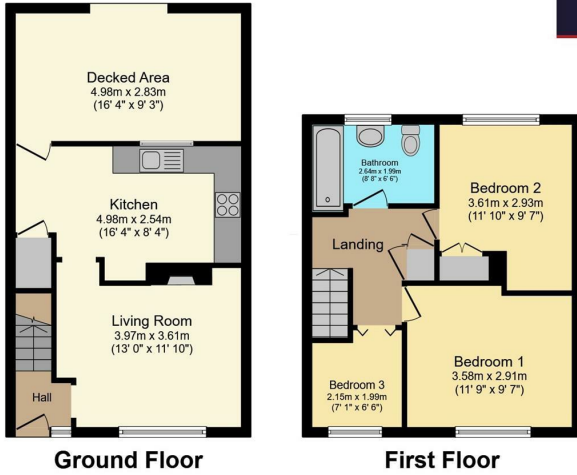
Please contact our Grays Sales Office on 01375 397872 if you wish to arrange a viewing appointment for this property or require further information.

- Terraced House
- Access To Schools
- Well Presented
- Viewing Advised
- First Floor Bathroom
- Over Looking A Green Area
- EPC: D64





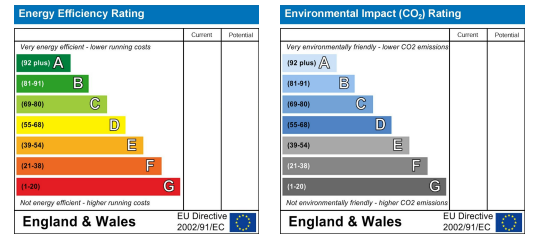
# Floor Plan



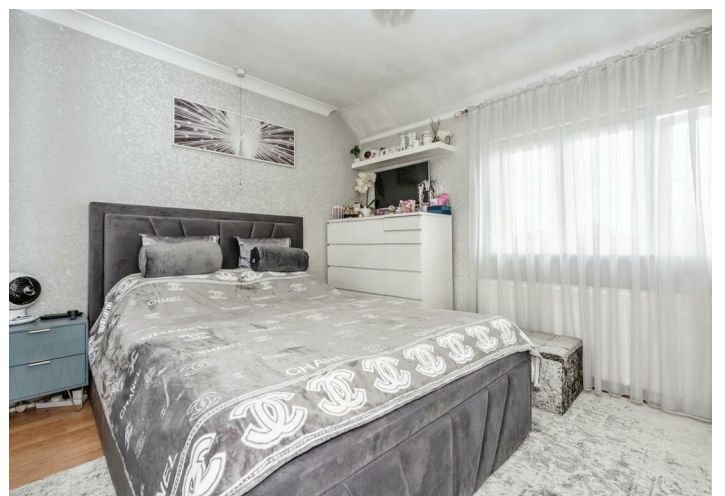
# Area Map



# Energy Efficiency Graph



Total floor area 83.8 sq.m. (902 sq.ft.) approx  
 This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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