



# GRIFFIN

THE PROPERTY PEOPLE



## Mallins Way , Grays, RM16 2EQ

### £425,000

Welcome to Mallins Way, Grays - a charming location that could be the perfect setting for your new home! This delightful semi-detached, modern built home, offers a superb living experience in the sought-after Woodside development.

As you step inside, you'll be greeted by a spacious reception room, perfect for entertaining guests or simply relaxing with your family. With three bedrooms and two bathrooms, there's plenty of space for everyone to enjoy their own privacy and comfort.

One of the highlights of this property is the beautiful north-facing garden, ideal for those who love to bask in the sunlight throughout the day. Imagine enjoying your morning coffee or hosting a summer barbecue in this lovely outdoor space.

Parking will never be an issue with the convenience of having space for multiple cars right at your doorstep. This feature adds a practical touch to this already appealing home, making it perfect for families or those who enjoy having guests over.

Don't miss out on the opportunity to make this semi-detached family home your own. With its modern amenities, convenient location, and charming garden, this property has all the makings of a wonderful place to create new memories and call home.

- SEMI-DETACHED FAMILY HOME
- THREE GOOD SIZE BEDROOMS
- GROUND FLOOR CLOAKROOM
- EXCELLENT CONDITION THROUGHOUT
- SOUGHT AFTER WOODSIDE DEVELOPMENT
- MAINTAINED REAR GARDEN WITH LAWN AND DECKING
- OFF STREET PARKING
- AVAILABLE FOR VIEWINGS IMMEDIATELY

### 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.



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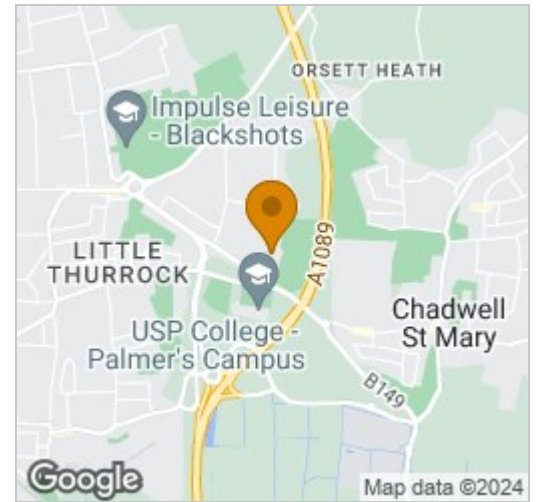


# Floor Plan

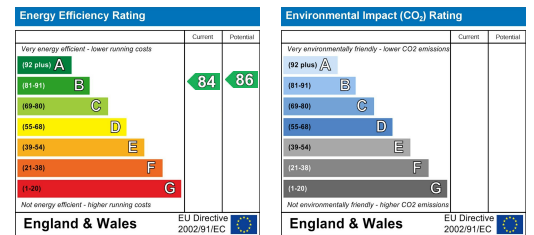


Total Living area approximately 825sq ft  
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# Area Map



# Energy Efficiency Graph



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