



## Frobisher Gardens, Chafford Hundred

Guide Price £350,000



- A fantastic size two bedroom family home boasting a large ground floor rear extension
- Lovely size lounge
- Ground floor wc
- Stunning open plan kitchen/diner
- Two good size bedrooms
- En-suite shower room to the master bedroom
- Family bathroom
- Nice size rear garden with artificial grass
- Allocated parking for two vehicles
- Sought after location



**GUIDE PRICE £350,000 - £400,000**

Welcome to this charming two-bedroom terraced house located in the sought-after Frobisher Gardens, Chafford Hundred.

Upon entering, you are greeted by a lovely lounge that leads to a stunning open plan kitchen/diner, perfect for entertaining guests or enjoying family meals. The ground floor also features a convenient WC, adding to the practicality of this home.

Upstairs, you will find two good-sized bedrooms, with the master bedroom boasting an en-suite shower room for added privacy and comfort. Additionally, there is a family bathroom to cater to all your needs.

One of the highlights of this property is the large ground floor rear extension, providing ample space for various activities and relaxation. The rear garden, complete with artificial grass, offers a low-maintenance outdoor area ideal for enjoying sunny days.

Parking will never be an issue with allocated space for two vehicles, ensuring convenience for you and your guests.

Don't miss the opportunity to own this fantastic family home that combines comfort, style, and practicality in a desirable location. Contact us today to arrange a viewing and make this property your own.

Entrance hall gives access to ground floor cloakroom/WC.

Lounge 14'6 x 10'4 double glazed window to front. Feature fireplace. Wooden style flooring. Storage cupboard.

Stunning kitchen/diner 20'0 x 23'5 max. Triple Velux windows. French double glazed doors to garden. An array of wall and base mounted units with matching pan size storage drawers and under unit lighting, built in wine rack and glass fronted display cabinet. Complimentary work surfaces housing "Butler" sink. Oven, gas hob, microwave, dishwasher, washing machine and extractor hood to remain. Space for American style fridge/freezer. Tiled flooring.

First floor landing is home to two well proportioned bedrooms, en-suite and family bathroom.

Bedroom one 11'2 max x 10'2 double glazed window to front. Fitted wardrobes.

En-suite comprises shower, wash hand basin and low level WC. Part tiling to walls. Obscure double glazed window.

Bedroom two 10'6 x 7'1 double glazed window to rear. Fitted wardrobes.

Bathroom comprises panel bath, wash hand basin and low level WC. Part tiling to walls. Obscure double glazed window.

Externally the property has a nice size low maintenance rear garden. Commencing with patio seating area. Centre artificial lawned area. Outside water tap, power pointes and rear access gate.

The property also has two allocated parking spaces.

Council Tax Band: C

Local Authority: Thurrock

Disclaimer: Council Tax is given as a guide only and should be checked and confirmed before exchange of contracts.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. All verification of property details should be made by your legal representative for the purchase of the property to ensure that all information including but not limited to; Tenure, lease information, parking facilities, planning permission, and building regulations is accurate and correct.

The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as guide to prospective buyers only and are not precise.

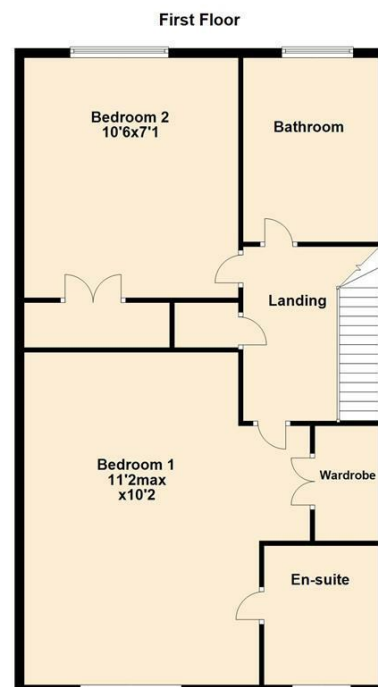
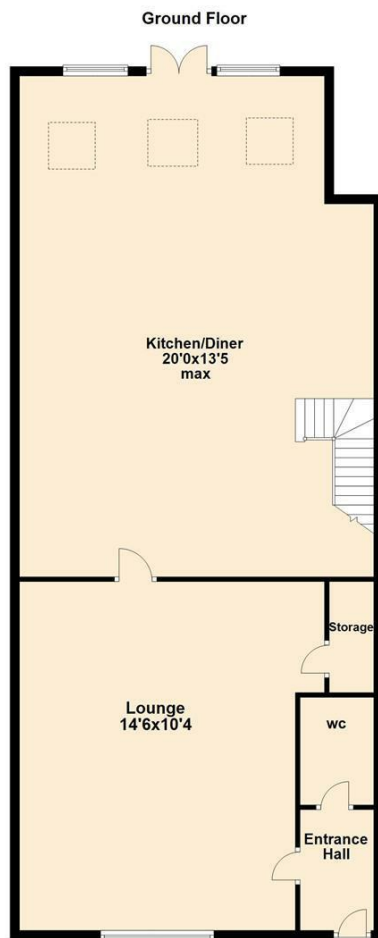
Floorplans where included may not be to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.



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# Local Life

Chafford Hundred is an area in the Borough of Thurrock in the ceremonial county of Essex. Chafford Hundred is north-west of Grays. Its railway station serves the area on the western side of the area Lakeside Shopping Centre is in West Thurrock. Easy access to A13/M25 road links.





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