

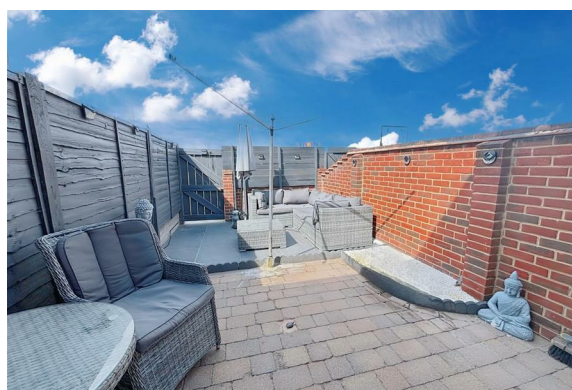


## Camden Close, Chadwell St. Mary

Guide Price £310,000



- Spacious three bedroom modern family home
- Accommodation spread over three floors
- Driveway with ample parking
- Low maintenance garden
- Ground floor WC
- Stunning Kitchen/diner
- Good Sized lounge
- Well proportioned bedrooms
- Perfect for first time buyers
- Near A13/M25



**GUIDE PRICE £300,000 - £325,000**

Nestled in the desirable area of Camden Close, Chadwell St. Mary, Grays, this spacious three-bedroom terraced house presents an excellent opportunity for first-time buyers seeking a modern family home. The property boasts a well-thought-out layout spread over three floors, ensuring ample space for comfortable living.

Upon entering, you are greeted by a stunning kitchen/diner that serves as the heart of the home, perfect for family meals and entertaining guests. The good-sized lounge offers a welcoming atmosphere, ideal for relaxation after a long day. The ground floor also features a convenient WC, adding to the practicality of the living space.

The well-proportioned bedrooms provide a peaceful retreat, accommodating family members or guests with ease. The low-maintenance garden offers a delightful outdoor space for enjoying the fresh air without the burden of extensive upkeep. Additionally, the property benefits from a driveway with ample parking, a valuable asset in today's busy world.

Situated close to the A13 and M25 road links, this home ensures easy access to surrounding areas, making it perfect for commuters. With its modern features and convenient location, this property is a must-see for those looking to establish their roots in a vibrant community. Don't miss the chance to make this charming house your new home.

Enter the property via door to front. Storage cupboards.  
Access is given to ground floor cloakroom/WC.

Kitchen/diner 14'6 x 10'6 external door to garden. Double glazed windows. Wall and base mounted units with matching storage drawers. Work surfaces housing sink. Hob and oven to remain. Space for other appliances.

Stairs to accommodation.

First floor is home to lovely size lounge 18'8 x 10'6 double glazed window to front. Storage cupboard.  
Bedroom 11'5 x 10'6 double glazed window to front.  
Bathroom white panel bath, wash hand basin and WC.

Stairs to accommodation.

Bedroom 11'3 x 10'6 double glazed window to front.  
Bedroom 11'7 x 7'8 double glazed window to rear.

Externally the property has a predominately paved rear garden.



#### THE SMALL PRINT:

Council Tax Band: B  
Local Authority: Thurrock

We've done our homework, but we aren't fortune tellers. We haven't poked the boiler, flicked the switches, or tested every light bulb. Nothing here counts as a contract or statement of fact—get your solicitor to check all the serious stuff, like tenure, parking, planning permission, building regs, and all that jazz!

Measurements? Guides only. Floorplans? Handy, but not perfectly to scale. Travelling far? Call first—clarification is free, petrol is not.

We may receive a referral fee if you choose to use third-party services we recommend, such as conveyancers, mortgage advisers, or EPC providers, but you are under no obligation to do so.

AML Checks - Law says we must run one. £80 + VAT per buyer. Tiny toll, big compliance.

Buyer Reservation Fee - Offer accepted? Pay a reservation fee (min £1,000) to lock it in. VIP pass to the property, protects against gazumping. Complete the sale? Fee refunded. Things go sideways? Sometimes non-refundable. Head to our website for full details – or skip the scrolling and just call.

