



## Florence Close, Grays

Guide Price £325,000



- A well presented and fantastic size two bedroom family home
- Excellent size living space throughout boasting a ground floor rear extension
- Brilliant location within 0.6 miles of Grays train station and close proximity to town centre
- Lovely size lounge
- Extended dining room with feature skylight bringing an abundance of natural light
- Nice size kitchen
- Two bedrooms
- Family bathroom
- Delightful rear garden with covered seating area
- Parking for two vehicles



**GUIDE PRICE £325,000 - £350,000\***

**Charming two-bed terraced gem in Grays! Two reception rooms, extended dining with skylight, modern kitchen, family bathroom, garden with covered seating, parking for two—and just 0.6 miles from the station. Perfect for commuters or anyone craving a stylish, light-filled home.**

Nestled in the charming Florence Close, Grays, this well-presented terraced house offers an exceptional living experience. With two spacious reception rooms and two comfortable bedrooms, this property is perfect for families or professionals seeking a delightful home.

Upon entering, you are greeted by a welcoming entrance hallway that leads to a lovely-sized lounge, ideal for relaxation or entertaining guests. The extended dining room is a standout feature, enhanced by a stunning skylight that floods the space with natural light, creating a warm and inviting atmosphere. The kitchen is well-appointed, providing ample space for culinary pursuits.

The first floor comprises two generously sized bedrooms, perfect for restful nights, along with a family bathroom that caters to all your needs.

Externally, the property boasts a delightful garden, complete with a covered seating area, perfect for enjoying the outdoors regardless of the weather. Additionally, there is convenient parking available for two vehicles, a rare find in such a desirable location.

Situated just 0.6 miles from Grays train station, this home offers excellent transport links, making it ideal for commuters. The proximity to the town centre ensures that all essential amenities, shops, and services are within easy reach.

In summary, this fantastic two-bedroom house on Florence Close combines spacious living with a prime location, making it an excellent choice for anyone looking to settle in Grays. Don't miss the opportunity to make this lovely property your new home.



#### 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.



