



Coxon Drive, Chafford Hundred

Offers Over £510,000



- Modern kitchen/diner offering ample storage space
- En-suite bathroom to one of the bedrooms
- Convenient downstairs WC
- Spacious conservatory providing an excellent additional living area
- Peaceful cul-de-sac location
- Covered carport for added parking convenience
- Garage with internal access via the conservatory
- Garden shed equipped with power and electrics
- Excellent transport links nearby, including easy access to the A13 and M25
- Close to Lakeside Shopping Centre and local amenities



Nestled in the desirable area of Chafford Hundred, Grays, this charming link-detached house on Coxon Drive offers a perfect blend of comfort and modern living. With four spacious bedrooms, this property is ideal for families seeking ample space to grow and thrive.

Upon entering, you are welcomed into a generous reception room, perfect for entertaining guests or enjoying quiet family evenings. The layout of the home is thoughtfully designed, ensuring that each room flows seamlessly into the next, creating a warm and inviting atmosphere.

The property boasts three well-appointed bathrooms, providing convenience and privacy for all residents. This feature is particularly beneficial for larger families or those who enjoy hosting visitors.

The surrounding area of Chafford Hundred is known for its community spirit and excellent amenities, including schools, parks, and shopping facilities, all within easy reach. The location also offers convenient transport links, making it an ideal choice for commuters.

In summary, this link-detached house on Coxon Drive presents a wonderful opportunity for those looking to settle in a vibrant and family-friendly neighbourhood. With its spacious layout and modern conveniences, it is a property that truly deserves your attention.

Entrance hall commences with stairs leading to first floor accommodation.
Access is given to ground floor cloakroom/WC.

Kitchen/breakfast room 14'8 x 15'11 (4.47m x 4.84m) dual aspect double glazed windows. Range of high gloss two tone wall and base mounted units with matching storage drawers and under unit lighting. Work surfaces with upstands housing sink drainer with swan neck mixer tap. Tiling to splash backs. Gas hob, encased oven and extractor hood to remain. Tiled flooring. Smooth ceiling with ample spot lighting.

Open plan conservatory 13'9 x 16'9 (4.19m x 5.11m) French double glazed doors to rear. Double glazed windows. Tiled flooring. Personal door into garage.

First floor landing is home to two bedrooms and family shower room. Stairs to second floor accommodation.

Bedroom 12'2 x 15'11 (3.71m x 4.84m) double glazed window to rear.

Bedroom 9'9 x 8'11 (2.98m x 2.71m) double glazed window to front.

Shower room comprises shower, vanity wash basin and WC. Part tiling to walls. Obscure double glazed window.

Second floor landing is home to further two bedrooms and three piece bathroom. Storage cupboard.

Bedroom 14'9 x 9'2 (4.50m x 2.79m) double glazed window to rear. built in wardrobe.

Bedroom 8'6 x 6'5 (2.60m x 1.95m) double glazed window to rear. Storage cupboard.

Externally the property has a good size rear garden. Commencing with patio and decked seating areas. Personal door to garage. Remaining garden is lawned. Shed to remain with power and electrics connected

Covered carport for added parking convenience and garage 15'11 x 8'0 (4.85m x 2.45m)

The Bits We Have To Tell You:

Council Tax Band: E

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.

AML Checks - Law says we must run one. £60 + 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. Full details: www.colubrid.co.uk.

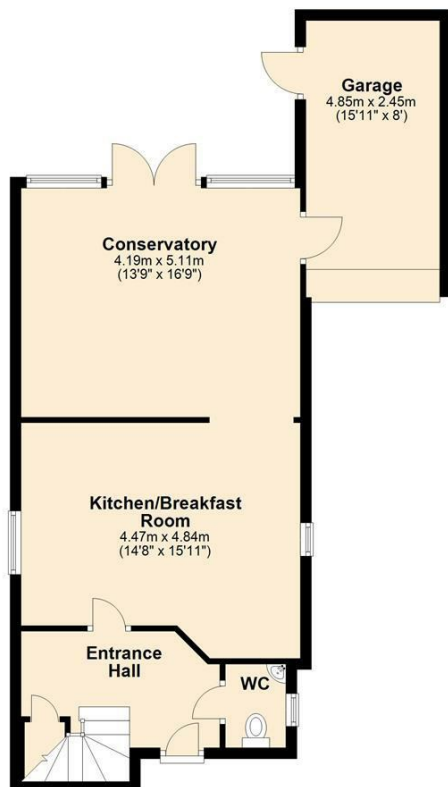


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Grays is the largest town in the borough and authority of Thurrock in Essex. The town, on the north bank of the River Thames, is approximately 20 miles to the east of central London, and 2 miles east of the M25 motorway. The Town Centre offers an array of shops, indoor shopping centre, pubs and restaurants. Grays railway station is on the C2C line with direct links into Fenchurch Street via Upminster and Barking. Or if shopping is not ideal for you, then why not visit Grays Beach. A13 road links nearby giving easy access to London.



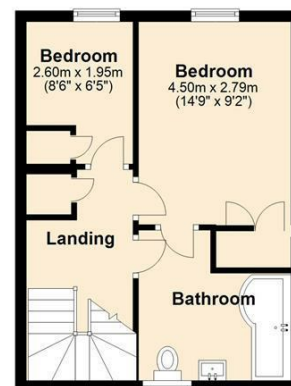
Ground Floor

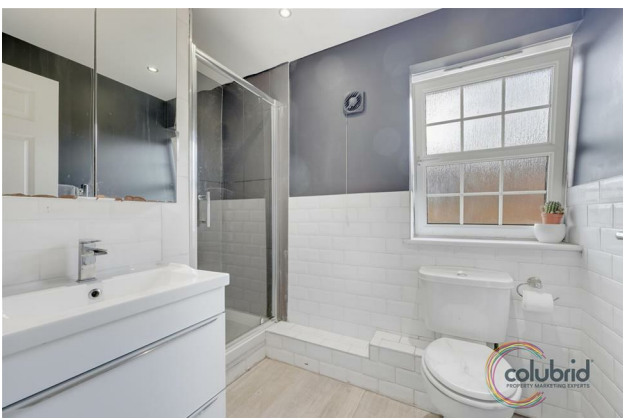


First Floor



Second Floor





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