

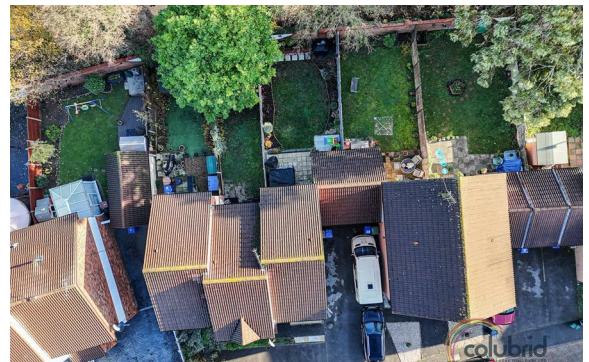


## Gabion Avenue, Purfleet

Offers Over £350,000



- Two bedroom end terrace house located on a desirable road in Purfleet, offering a sought-after residential setting
- Excellent transport links with easy access to the M25 and A13, ideal for commuters
- Welcoming entrance porch providing a practical and inviting first impression
- Lovely size lounge, bright and versatile, perfect for relaxing, entertaining or family life
- Modern kitchen/diner at the heart of the home, offering ample workspace, storage and space for dining
- Two good size bedrooms, providing flexible accommodation for families, guests or a home office
- Well-appointed family bathroom finished in a contemporary style, designed for practicality and comfort
- Generous rear garden offering space for outdoor dining, children's play or gardening
- Driveway parking to the front, providing convenient off-street parking
- Detached garage offering additional storage or workspace, adding to the property's practical appeal



**Tucked away on a desirable stretch of Gabion Avenue in Purfleet, this two bedroom end terrace house has everything a modern buyer could want — and yes, the M25 and A13 are practically at your doorstep, so commuting is a breeze.**

Step inside via the welcoming entrance porch into a lovely size lounge that's perfect for everything from Netflix marathons to hosting friends without feeling cramped. The modern kitchen/diner is the heart of the home — spacious, stylish, and ready for anything from Sunday roast experiments to midweek takeaways.

Upstairs, two good size bedrooms give you flexibility for a home office, guest room, or just the luxury of not bumping elbows. The family bathroom is well-appointed and modern, keeping morning routines smooth and stress-free.

Outside, the property really shines with a generous rear garden — ideal for summer BBQs, a quiet cup of coffee, or letting the kids run riot. Driveway parking and a garage tick the practical boxes too.

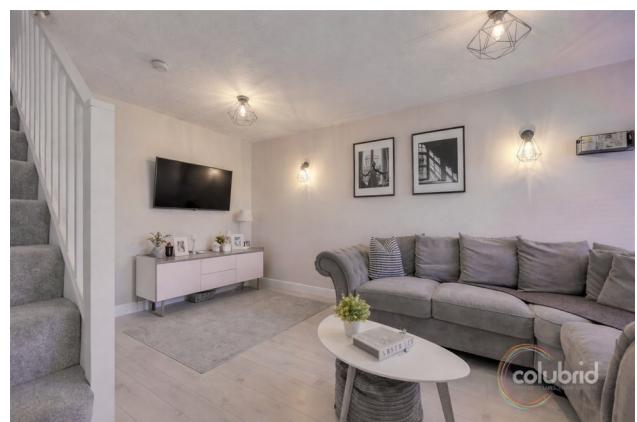
In short: a sought-after location, flexible living, and excellent transport links make this the kind of home you'll want to share with everyone you know... and maybe a few new neighbours.

#### Area Guide – Purfleet

Purfleet is a thriving riverside town that combines a strong community feel with excellent transport connections. The town benefits from a range of local amenities including shops, cafés, restaurants and leisure facilities, making day-to-day life both convenient and enjoyable.

Commuters are well served by nearby road links, with the M25 and A13 providing quick access into London and surrounding areas. Purfleet also offers good rail connections via Purfleet railway station, making it an appealing choice for those working in the capital but seeking more space and value.

For families, there are several well-regarded local schools and parks, while the surrounding Essex countryside and riverside walks provide plenty of opportunities for outdoor leisure and weekend exploration. With a blend of convenience, community, and accessible transport, Purfleet continues to attract first-time buyers, families, and professionals alike.



## THE SMALL PRINT:

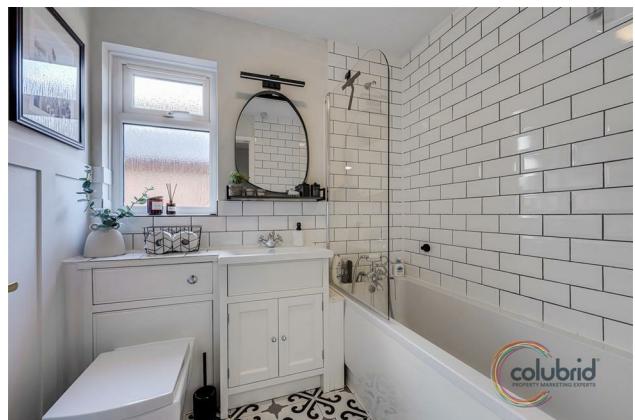
Council Tax Band: C  
Local Authority: Thurrock

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!

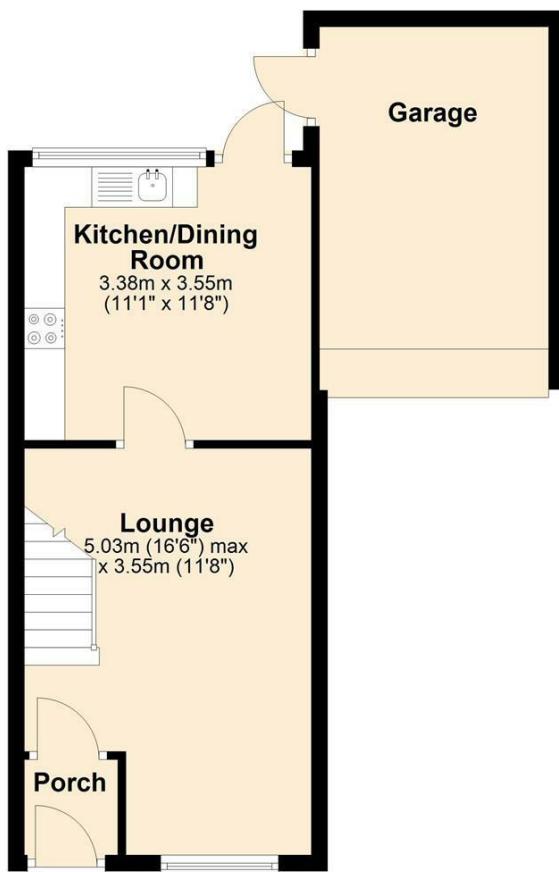
Measurements? Guides only. Floorplans? Handy, but not perfectly to scale. Travelling far? Call first—clarification is free, petrol is not.

AML Checks - Law says we must run one. £60 + VAT per buyer. Tiny toll, big compliance.

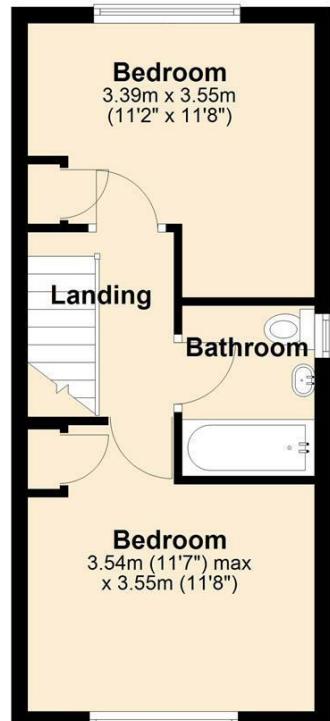
Buyer Reservation Fee - Offer accepted? Pay a reservation fee (min £1,000) to lock it in. VIP pass to the property, protects against gazumping. Complete the sale? Fee refunded. Things go sideways? Sometimes non-refundable. Head to our website for full details – or skip the scrolling and just call.

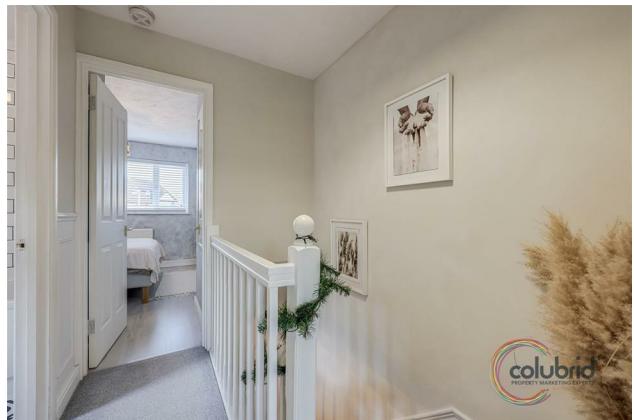
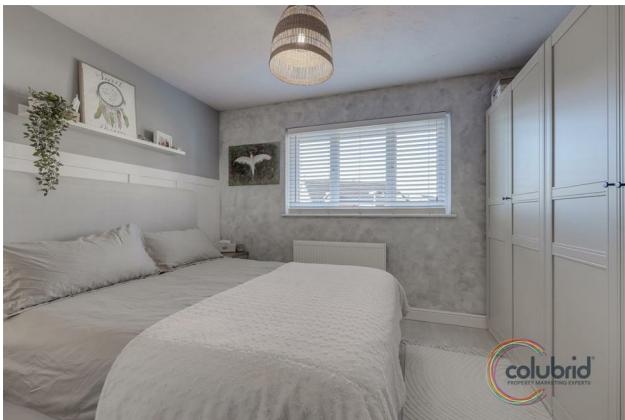


**Ground Floor**



**First Floor**





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