



## Stanford Hall, Gordon Road, Corringham

Offers Over £210,000



- Beautifully presented two-bedroom top floor flat within the sought-after Stanford Hall
- Bright and spacious lounge/diner opening onto a private balcony with glorious far-reaching views
- Stunning modern kitchen/breakfast room with contemporary fittings and ample workspace
- Well-appointed modern shower room finished to a high standard
- Two generously sized bedrooms, ideal for first-time buyers, professionals or downsizers
- Secure intercom entry system providing peace of mind and added convenience
- Top-of-the-range Potterton Titanium combi boiler ensuring energy efficiency and reliable heating
- Ample resident and visitor parking facilities available within the development
- Ideally located for local bus routes and excellent access to transport links
- Just moments from Corringham Town Centre, offering shops, cafés and Morrisons supermarket



Set within the well-maintained Stanford Hall on Gordon Road, this impressively spacious two-bedroom top floor flat offers stylish, modern living in a highly convenient location — just moments from Corringham Town Centre and its excellent range of amenities.

The property welcomes you with an inviting entrance hallway, complete with a secure intercom entry system providing peace of mind and privacy. The bright and airy lounge/diner offers generous living space and direct access to a private balcony, boasting glorious far-reaching views — the perfect spot to unwind on an evening or enjoy your morning coffee.

The stunning kitchen/breakfast room has been thoughtfully designed and finished to an excellent standard, providing ample workspace and storage for modern living. The two well-proportioned bedrooms offer comfortable and flexible accommodation, while the modern and well-appointed shower room adds to the home's sense of quality and style.

Further benefits include a top-of-the-range Potterton Titanium combi boiler, parking facilities, and a peaceful yet central location ideal. The property is perfectly positioned for local bus routes and just a short stroll from Corringham Town Centre, offering shops, cafés, and a Morrisons supermarket.

Combining a wonderful sense of space with a modern finish and unbeatable convenience, this fantastic home represents an ideal opportunity for first-time buyers, downsizers, or investors alike.

Enter the building via secure intercom entry. Storage cupboard.  
Entrance hall gives access to all rooms.

Bedroom one 8'11 x 14'3 x (2.73m x 4.33m) double glazed window. Built in storage cupboard.

Bedroom two 11'7 x 7'2 (3.52m x 2.18m) double glazed window.

Shower room comprises, shower, wash hand basin and WC. Tiling to walls. Heated towel rail.

Kitchen/breakfast room 11'1 x 9'10 (3.37m x 3.00m) offers a range of wall and base mounted units with matching storage drawers. Work surfaces housing sink drainer. Oven, four ringed electric hob and fridge/freezer to remain.

Lounge/Diner 12'0 x 15'6 x 3.66m x 7.72m) gives access to balcony.

Further Details:

Potterton Titanium combination boiler

Communal parking

Top floor



**THE SMALL PRINT:**

Council Tax Band: B  
Local Authority: Thurrock  
Service Charge: £1,216.00  
Annual Ground Rent: £100.00  
Length of Lease: 84 years remaining

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.

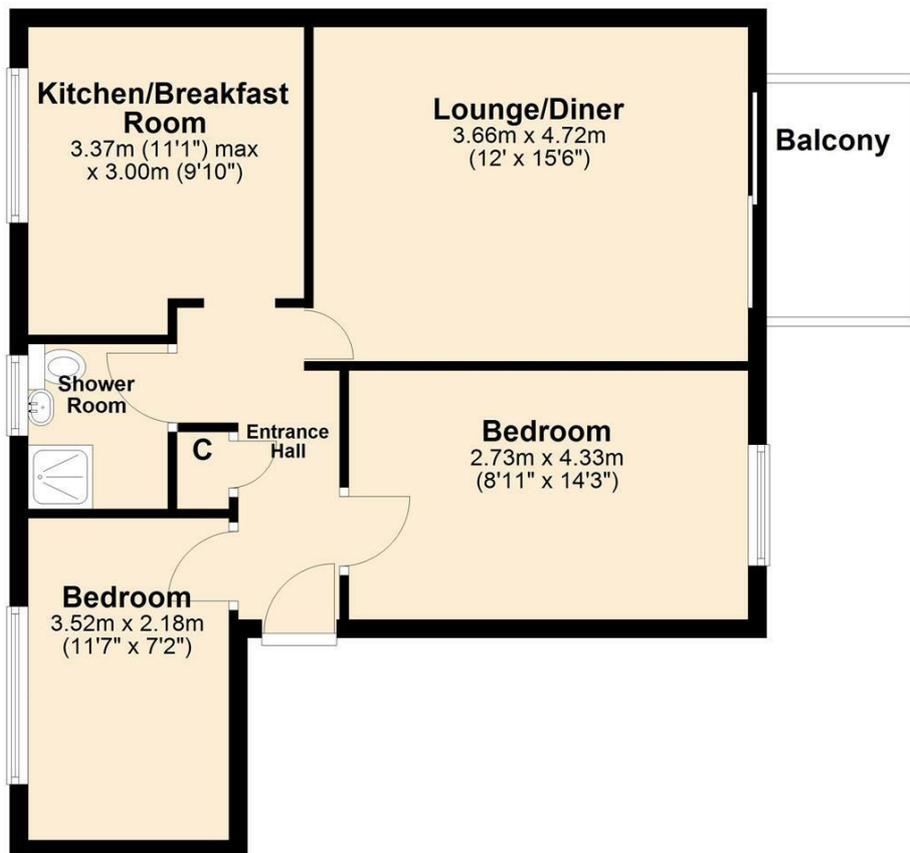
We may receive a referral fee if you choose to use third-party services we recommend, such as conveyancers, mortgage advisers, or EPC providers, but you are under no obligation to do so.

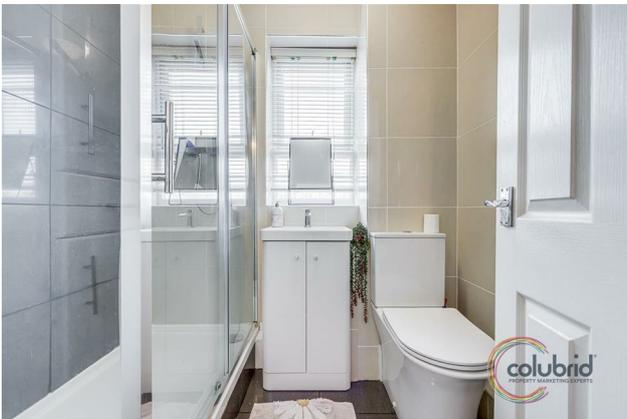
AML Checks - Law says we must run one. £80 + VAT per buyer. Tiny toll, big compliance.

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.



**First Floor**





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