



Sachfield Drive, Chafford Hundred

Guide Price £220,000



- No onward chain
- A well presented and fantastic size two bedroom ground floor apartment
- Situated in a gated community with fob access
- Excellent size living space throughout
- Long lease of 103 years remaining
- Lovely size lounge/diner
- Nice size kitchen
- Two good size bedrooms
- Family bathroom
- Allocated and visitors parking



Guide Price £220,000 - £240,000

Nestled in the desirable area of Chafford Hundred, this well-presented ground floor flat on Sachfield Drive offers an exceptional living experience. With no onward chain, this property is perfect for those looking to move in without delay.

Upon entering, you are greeted by an inviting hallway that leads to a spacious lounge/diner, ideal for both relaxation and entertaining. The flat boasts a well-sized kitchen, providing ample space for culinary pursuits. Two generously proportioned bedrooms ensure comfort and privacy, while the family bathroom is conveniently located to serve both rooms.

Set within a secure gated community, residents benefit from fob access and a secure intercom entry system, enhancing peace of mind. Additionally, the property includes allocated gated parking and visitors parking, making it convenient for residents and guests alike. With a long lease remaining of approximately 103 years, this flat presents a fantastic opportunity for first-time buyers or those seeking a low-maintenance lifestyle.

In summary, this two-bedroom apartment combines comfort, security, and convenience in a sought-after location. Don't miss the chance to make this lovely flat your new home.

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

Kitchen 8'10 x 8'9 (2.69m x 2.66m) double glazed window. Wall and base mounted units with matching storage drawers. Work surfaces housing sink drainer. Four ringed gas hob, oven and extractor hood to remain. Space for other appliances.

Bathroom comprises, white panel bath fitted with shower and glass splash screen door. Wash hand basin and WC. Part tiling to walls.

Main bedroom 11'6 x 8'11 (3.50m x 2.71m) double glazed window.
Bedroom two 9'6 x 7'8 (2.89 x 2.33) double glazed window.

The heart of the home is the lounge/diner 15'3 x 11'2 (4.64m x 3.40m)

The property also has allocated parking plus visitor parking available.
Gated fob access.

Further Details:
Length of Lease: 128 years remaining
Monthly Ground Rent: £258.18
Annual Service Charge: £1,480.79
Freeholder: tbc
Council Tax Band: C
Local Authority: Thurrock

Disclaimer: Lease details, service charges, ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. All verification of property details should be made by your legal representative for the purchase of the property to ensure that all information including but not limited to; Tenure, lease information, parking facilities, planning permission and building regulations is accurate and correct.

The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as guide to prospective buyers only and are not precise.

Floorplans where included may not be to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.

AML Checks - All buyers interested in purchasing a property through us are required to complete an Anti-Money Laundering (AML) check. A non-refundable fee of £60.00 plus VAT per buyer in the transaction will apply. This fee must be paid before proceeding with the purchase.



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THE SMALL PRINT:

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.



Floor P



