

East Street, South Stifford, Grays

Guide Price £300,000

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- Three good-sized bedrooms with plenty of flexibility for growing families, guests or home working
- Lovely-sized separate lounge offering generous everyday living space
- Dedicated dining room ready for family dinners, entertaining and legendary Sunday roasts
- Kitchen plus conveniently positioned ground-floor family bathroom
- Separate first-floor WC for a little extra household practicality
- Great-sized rear garden with plenty of room for entertaining, gardening and family fun
- Shed and additional outbuilding delivering that all-important extra storage space
- Fully detached garage on site — a fantastic bonus for parking, storage or hobbies
- Easy access to Grays town centre and Grays station, with direct trains to London Fenchurch Street
- Excellent road connections via the A13, M25 and Dartford Crossing, with Lakeside also conveniently accessible

GUIDE PRICE: £300,000 - £350,000

Three bedrooms, generous living spaces, fantastic garden, outbuildings and detached garage meet superb commuter connections, putting Grays, London, Lakeside, A13, M25 and Dartford Crossing within easy reach.

Big rooms, brilliant connections and a garden that's ready for its main-character moment — this three-bedroom home on East Street has plenty to shout about.

Sitting in the ever-convenient South Stifford area, the property puts Grays town centre and Grays train station within easy reach, making the morning commute considerably less dramatic. From Grays, direct rail services run into London Fenchurch Street, so whether it's work, shopping, dinner or an evening in the capital, London is nicely connected.

Step through the entrance porch and the ground floor gets straight down to business. There's a lovely-sized lounge with plenty of space for the big sofa, bigger television and the inevitable debate over who gets control of the remote.

Next up is a separate dining room — proper space for Sunday roasts, dinner parties, homework sessions and those ambitious board-game evenings that start pleasantly and somehow become intensely competitive.

The kitchen provides the practical heart of the home, while the family bathroom is also conveniently positioned on the ground floor.

Head upstairs and you'll find three good-sized bedrooms, giving buyers plenty of flexibility. Think main bedroom, children's rooms, guest accommodation, home office, gaming den, dressing room — or finally that room where the laundry chair can live without judgement. A separate WC completes the first-floor accommodation.

And then there's the outside space.

The rear garden is a great size, offering plenty of potential for summer entertaining, children to run riot, keen gardeners to get creative or simply somewhere to sit outside and pretend you can't hear the phone ringing. There's also a shed and an additional outbuilding, providing useful storage and further possibilities depending on your requirements.

The real bonus? A fully detached garage on site. Cars, bikes, tools, storage, projects or the collection of things you've been promising to take to the tip since 2022 — there's room for them here.

Location continues to score highly. Grays town centre and its amenities are easily accessible, while Lakeside Shopping Centre is within convenient reach for retail therapy, restaurants and those supposedly "quick" shopping trips that somehow take four hours.

For motorists, both the A13 and M25 are readily accessible, while the Dartford Crossing provides convenient links across the Thames and into Kent. Whether your daily routine points towards London, Essex, Kent or somewhere in between, East Street makes an excellent base.

In short: three bedrooms, generous living space, a sizeable garden, useful outbuildings, detached garage and excellent transport connections. It's practical, well connected and packed with potential.

The only thing missing is someone to call it home.





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THE SMALL PRINT:

Material Information: https://reports.sprift.com/property-report/8-east-street-grays-rm20-4xj/5608357

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.

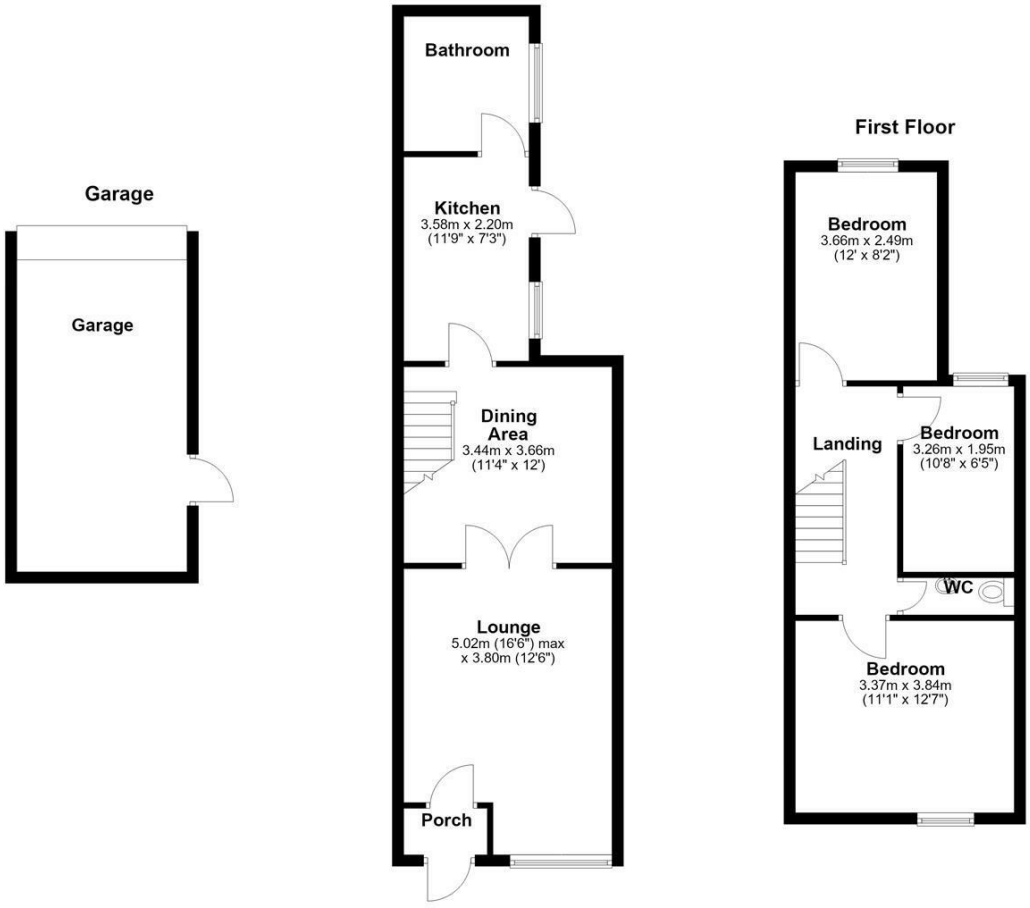
AML Checks - Law says we must run one. £96 including VAT per buyer. Tiny toll, big compliance.

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.





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