

# H Together Homes



**WINGFIELD DRIVE  
ORSETT**

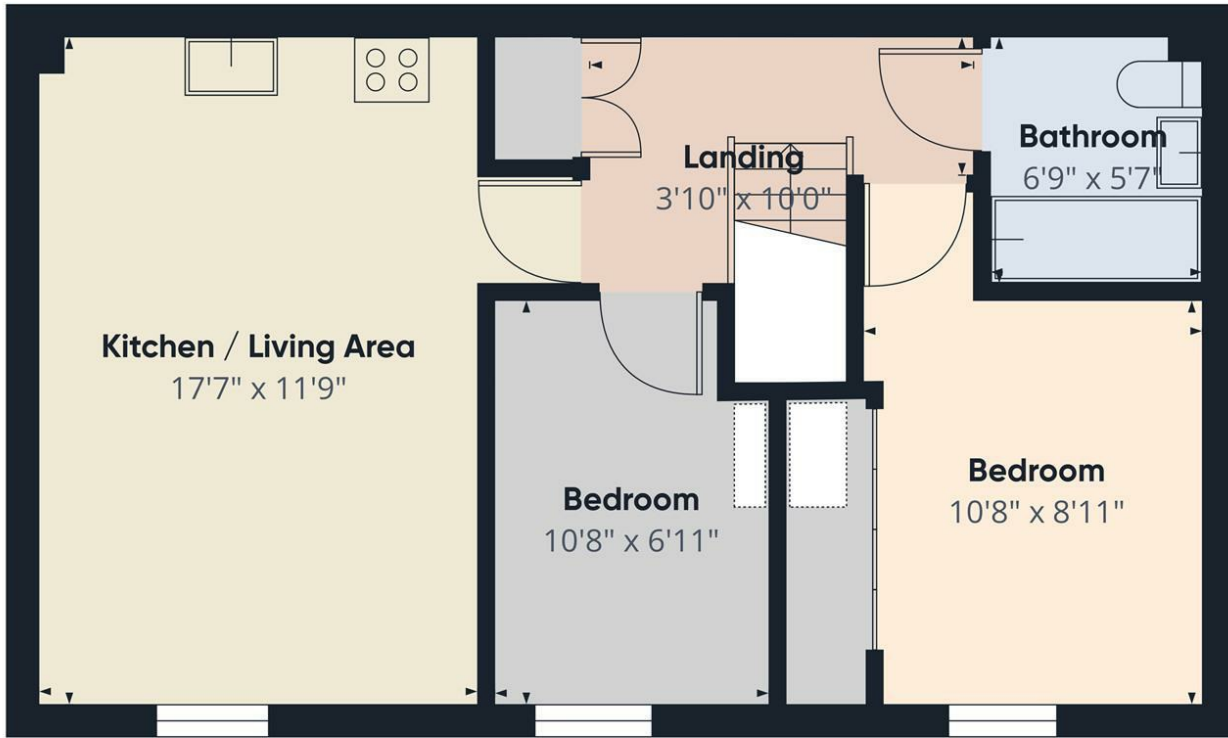
**£260,000**  
Asking price

Located in the sought after village of Orsett, this well presented first floor coach house offers bright, spacious living in a highly desirable location ideal for first time buyers, investors, or those looking to downsize.

Set within a quiet, well kept development, the property is accessed via its own private front door. Stairs lead up to a generous landing, opening into a spacious open plan lounge and kitchen area, perfect for modern living and entertaining. The home features two well proportioned bedrooms and a contemporary family bathroom, all flooded with natural light throughout the day.

Further benefits include a private garage and allocated parking for one car, offering convenience and security in a village setting.



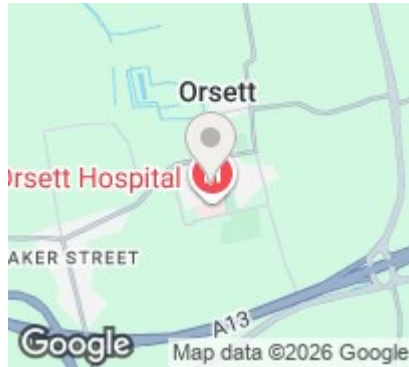


Approximate total area<sup>(1)</sup>  
490 ft<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	74
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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