



## Morley Hill, Stanford-le-Hope

Guide Price £325,000



- Well-maintained two-bedroom semi-detached home set in the highly sought-after Morley Hill area of Stanford-le-Hope.
- Bright entrance hallway leading into generous ground-floor living spaces.
- Lovely-size lounge, ideal for relaxing, entertaining or cosy evenings at home.
- Good-size kitchen/diner, offering plenty of room for family meals and everyday use.
- Light-filled conservatory, perfect as an additional sitting area, garden-view retreat or hobby space.
- Convenient ground-floor shower room, adding flexibility and practicality to the layout.
- Two large double bedrooms on the first floor, each featuring their own walk-in wardrobe.
- Wonderful, spacious rear garden, ideal for outdoor dining, gardening or family playtime.
- Driveway parking and garage, providing secure storage and easy off-street parking.
- Close proximity to Mossbourne Fobbing Academy School and Performers College, making the home perfectly placed for families and students.



**GUIDE PRICE: £325,000 - £350,000**

**Two-bedroom semi on Morley Hill, Stanford-le-Hope—generous space, classic charm, and top schools nearby. Perfect for family life...or just bragging rights at the next Zoom call.**

Step through the entrance hallway into a lovely-size lounge—a warm, welcoming space perfect for winding down after a long day. The good-size kitchen/diner provides plenty of room for family meals and everyday living, while the adjoining conservatory adds a bright spot to enjoy your morning cuppa or watch the garden come alive through the seasons. A ground-floor shower room brings useful practicality to the layout.

Upstairs, the home boasts two large double bedrooms, each featuring its own walk-in wardrobe—ideal for anyone who loves a bit of extra storage (and the freedom to keep adding to their wardrobe without judgement).

Outside, the property continues to impress with a wonderful, spacious rear garden, perfect for gardening enthusiasts, summer gatherings or simply enjoying a slower pace of life. With driveway parking and a garage, you've got everything you need for comfort and convenience.

Full of charm, lovingly cared for and offering great space inside and out, this Morley Hill home is ready to welcome its next owners. Book your viewing today and imagine adding your own touch to this delightful property.

Stanford-le-Hope is a warm, community-focused town in Thurrock that perfectly blends suburban tranquillity with excellent convenience. Known for its friendly atmosphere, green open spaces and great schooling options, it's a popular choice for families and commuters alike.

The town offers a good selection of local shops, cafés and everyday essentials, while the nearby A13 provides quick access to the M25 and surrounding areas. Stanford-le-Hope Station offers direct C2C rail links into London Fenchurch Street, making it ideal for those travelling into the city.

Residents also enjoy a range of parks, walking routes and recreational facilities, with the Thameside countryside right on the doorstep. Schools such as Mossbourne Fobbing Academy and the well-regarded Performers College add to the area's appeal for families and students.

With its calm, welcoming feel and great transport connections, Stanford-le-Hope remains a sought-after location for those looking for a well-balanced lifestyle.



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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!

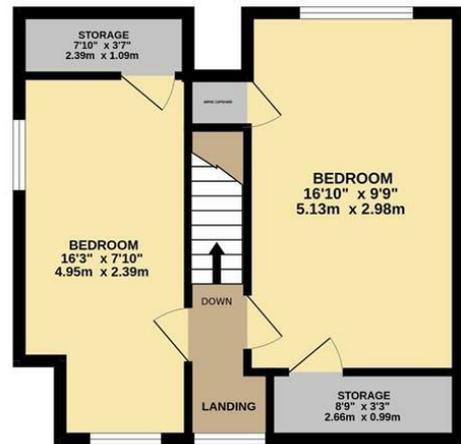
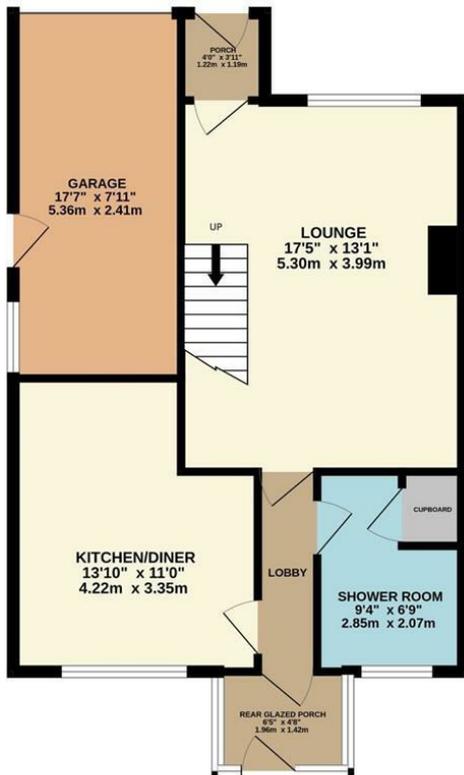
Measurements? Guides only. Floorplans? Handy, but not perfectly to scale. Travelling far? Call first—clarification is free, petrol is not.

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.

GROUND FLOOR  
630 sq.ft. (58.5 sq.m.) approx.



**MORLEY HILL**

TOTAL FLOOR AREA : 1021 sq.ft. (94.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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