



## Dukes Avenue, Grays

£260,000



- Spacious split-level maisonette arranged over two floors, offering the feel and layout of a traditional family home
- Bright and generously sized lounge, perfect for entertaining guests or relaxing with the family
- Good-sized fitted kitchen with ample storage and workspace for modern day living
- Three well-proportioned bedrooms offering flexibility for families, guests or home working
- Well-appointed family bathroom finished in a practical and contemporary style
- Welcoming entrance hallway creating an excellent first impression upon entering the property
- Landscaped rear garden featuring artificial grass for low-maintenance outdoor living
- Additional front garden space with patio enhancing kerb appeal and outdoor usability
- Garage in block providing valuable parking, storage or hobby space
- Long lease remaining of 936 years giving buyers peace of mind and long term security



**Located on the sought-after Dukes Avenue in Grays, this beautifully presented three bedroom split-level maisonette offers all the space and feel of a house, without the house price tag! Arranged over two floors, once you step inside you'll instantly see why this home stands out from the crowd and provides a real "house" feel along with a 936 lease providing buyers with peace of mind and long term security for the future.**

The property features a welcoming entrance area, a lovely-sized lounge perfect for cosy nights in or entertaining friends, further hallway, a good-sized fitted kitchen, three well-proportioned bedrooms and a well appointed family bathroom. The clever split-level design gives the home a real sense of space and separation — ideal for modern family living.

Outside, the charm continues with a landscaped rear garden complete with artificial grass and patio area — low maintenance, high enjoyment and ready for summer BBQ season! There's also a front garden and the added bonus of a garage in block, because let's face it... extra storage is always a win.

Whether you're a first-time buyer looking to level up, a growing family needing more room, or simply someone who loves a home with personality, this one ticks all the boxes. House vibes, maisonette price point... what's not to love?

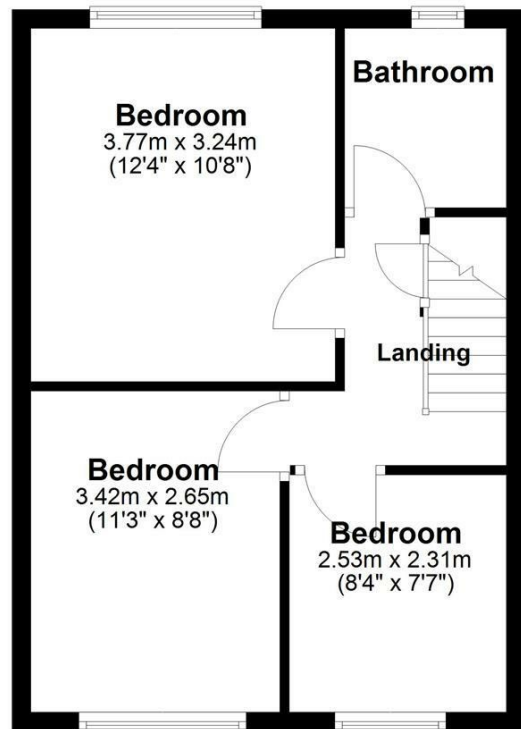
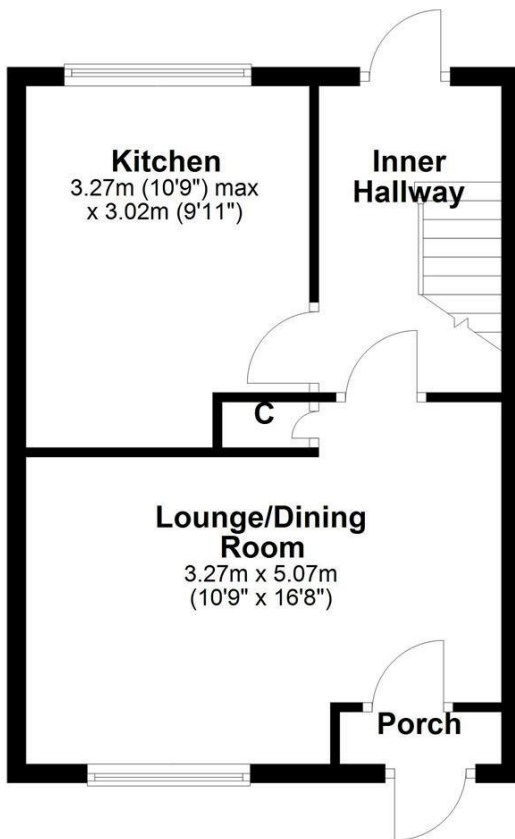


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**Ground Floor**

**First Floor**





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