



Armstrong Close, Stanford-Le-Hope

Guide Price £375,000



- High-quality bespoke finishes throughout
- Spacious kitchen with a contemporary island design
- Three generously sized bedrooms
- Conveniently located near Stanford-le-Hope station
- Offered with no onward chain
- Bright and airy open-plan living area
- Modern family bathroom with premium fittings
- Private garden ideal for entertaining
- Close to local shops, schools, and amenities
- Viewing advised



Nestled in the charming area of Armstrong Close, Stanford-Le-Hope, this delightful end-terrace house presents an excellent opportunity for families and professionals alike. With three well-proportioned bedrooms, this property offers ample space for comfortable living. The layout includes a welcoming reception room, perfect for entertaining guests or enjoying quiet evenings at home.

The house boasts two modern bathrooms, ensuring convenience for all residents. This thoughtful design caters to the needs of a busy household, providing both privacy and functionality. The end-terrace position enhances the property's appeal, offering additional outdoor space and a sense of tranquillity.

Stanford-Le-Hope is a vibrant community with a range of local amenities, including shops, schools, and parks, all within easy reach. The area is well-connected, making it an ideal location for commuters seeking access to nearby towns and cities.

This property is not just a house; it is a place where memories can be made. With its inviting atmosphere and practical features, it is sure to attract those looking for a comfortable and stylish home. Do not miss the chance to view this wonderful property in a sought-after location.

Entrance hall commences with stunning wooden staircase leading to first floor accommodation. Wooden style flooring. Access is given to ground floor cloakroom/WC. Utility cupboards.

Lounge 15'6 x 11'3 (4.73m x 3.43m) double glazed window to rear. Storage cupboard. Wooden style flooring.

Kitchen/Dining Room 17'7x 10'9 (5.36m x 3.27m) external door to garden. Double glazed window. Range of high gloss two tone wall and base mounted units with matching storage drawers and under unit lighting. Work surfaces housing sink drainer. Centre island/breakfast bar seating housing gas hob, extractor hood and encased oven to remain. Space for other appliances. Tiled flooring.

First floor landing is home to three bedrooms and family bathroom.

Bedroom one 13'9 x 11'5max (4.1m x 3.48m) double glazed window to rear. Built in wardrobes.

Bedroom two 12'10 x 11'3 (3.91m x 3.43m) double glazed window to rear. Built in wardrobes.

Bedroom three 9'1 x 7'11 (2.77m x 2.41m) double glazed window to front.

Bathroom comprises shaped double ended bath fitted with shower and glass splash screen door. Vanity wash hand basin and WC. Tiling to walls. Tiled flooring. Obscure double glazed window.

Externally the property has a good size rear garden. Commencing with patio seating area. Rear access gate. Remaining garden is lawned.

The Bit We Have To Tell You:

Council Tax Band: C

Local Authority: Thurrock

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. Full details: www.colubrid.co.uk.



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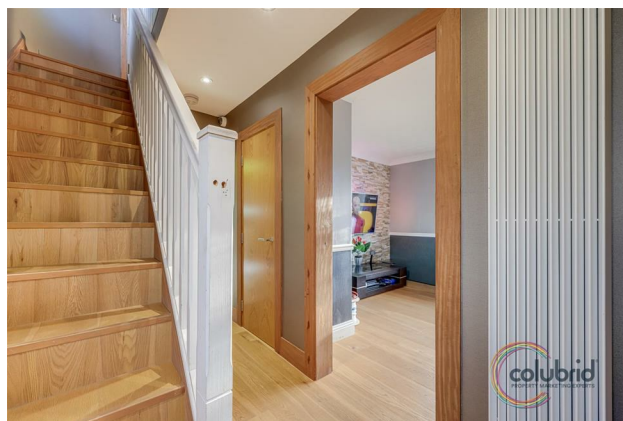
THE SMALL PRINT:

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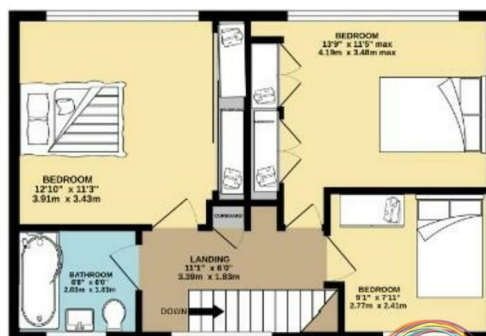
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GROUND FLOOR



1ST FLOOR



ARMSTRONG CLOSE





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