



## Stafford Close, Linford

Guide Price £300,000



- Offered with no onward chain
- Beneficial garage for extra storage or parking
- Contemporary open-plan kitchen and lounge
- Includes a private parking space
- Kitchen finished to a high specification
- Two generously sized bedrooms
- Conveniently located close to East Tilbury Station
- Stylish modern shower room
- Situated in a quiet cul-de-sac
- Ideal purchase for a first-time buyer



**Guide Price £300,000 - £325,000**

**Charming two-bedroom terrace in quiet Linford cul-de-sac offering sleek open-plan living, private garden, parking and garage, chain-free and effortlessly move-in ready, commuter-friendly vibes and coffee-worthy mornings.**

Nestled in the charming area of Stafford Close, Linford, this delightful two-bedroom terraced home offers an excellent opportunity for those seeking a modern, comfortable, and move-in-ready property. Offered with no onward chain, this home is perfect for first-time buyers, small families, downsizers, or investors.

Situated in a quiet cul-de-sac, the property enjoys a peaceful setting while remaining conveniently close to local amenities and East Tilbury Station, making commuting and daily travel exceptionally easy.

Upon entering, you are welcomed into a contemporary open-plan kitchen and lounge—a bright, inviting space ideal for both relaxing and entertaining. The kitchen is finished to a high specification, featuring sleek cabinetry, quality appliances, and generous worktop space, providing a stylish and functional cooking environment.

Upstairs, the property offers two generously sized bedrooms, both filled with natural light and offering ample room for storage. Completing the first floor is a stylish modern shower room, designed for convenience and comfort.

Externally, the home boasts a private parking space, along with a beneficial garage providing additional parking or valuable extra storage. The low-maintenance rear garden is perfect for outdoor dining or simply unwinding in the fresh air.

With its welcoming layout, modern features, and excellent location, this property represents an ideal purchase for a first-time buyer or anyone seeking a beautifully presented home in a friendly community.



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#### THE SMALL PRINT:

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.

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.

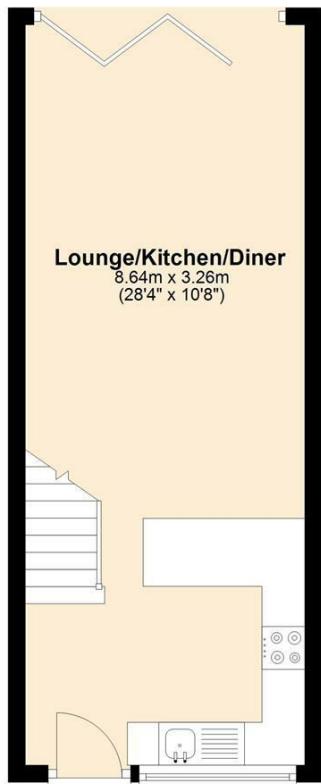
AML Checks - Law says we must run one. £80 + VAT per buyer. Tiny toll, big compliance.

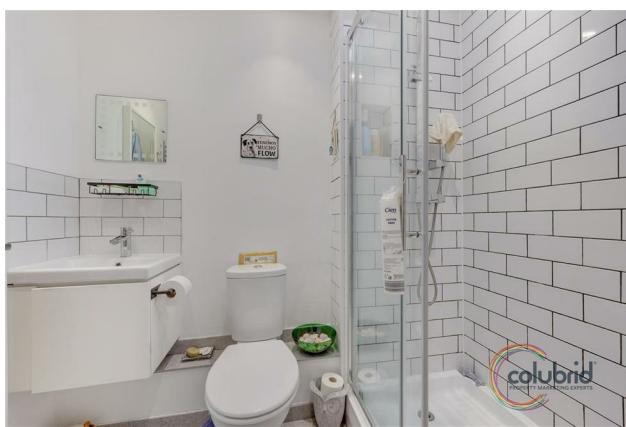
Buyer Reservation Fee - Offer accepted? Pay a reservation fee (min £1,000) to lock it in. VIP pass to the property, protects against gazumping. Complete the sale? Fee refunded. Things go sideways? Sometimes non-refundable. Head to our website for full details – or skip the scrolling and just call.



**First Floor**

#### Ground Floor





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