



Kempsters
ESTATE AGENTS

51 Cumberland Road
Chafford Hundred Grays RM16 6EU



Asking price
£449,950

This lovely four bedroomed detached house has been maintained to the highest of standards and is situated within easy reach of local amenities. Features include two receptions, fitted kitchen/breakfast room, en suites to two bedrooms, landscaped rear garden and garage via own driveway.



- Lounge 14'10 x 14'9
- Dining room 9'11 x 7'11
- Kitchen/breakfast room 13'8 x 7'11
- Bedroom one 13'7 x 11'3 with en suite
- Bedroom two 9'7 x 7'10<10'
- Bedroom three 8'8 x 7'8
- Family bathroom
- Bedroom four 13'2<20'7 x 12'8 with dressing area/en suite
- Lovely landscaped rear garden approx 33' x 30'
- Garage and ample off road parking

ENTRANCE

Via partially opaque double glazed door to:

ENTRANCE HALL

Double glazed window to front, coved and smooth plastered ceiling, access to first floor, built in under stairs storage cupboard, radiator, telephone point, power points, wood flooring.

GROUND FLOOR CLOAKROOM

Opaque double glazed window to side, smooth plastered ceiling, extractor fan, suite comprising pedestal wash hand basin and low flush wc, radiator, wood flooring.

LOUNGE

14'10 x 14'9 (4.52m x 4.50m)

Double glazed window to front, coved and smooth plastered ceiling, feature fireplace with raised hearth and attractive surround, inset coal effect gas fire, two radiators, TV point, internet point, power points, wood flooring. Double doors lead through to:

DINING ROOM

9'11 x 7'11 (3.02m x 2.41m)

Double glazed French doors lead to rear garden, coved and smooth plastered ceiling, radiator, power points, wood flooring.

FITTED KITCHEN/BREAKFAST ROOM

13'8 x 7'11 (4.17m x 2.41m)

Double glazed window and half double glazed door leads to rear garden, smooth plastered ceiling with inset spotlights, range of base and eye level units with contrasting work surfaces, inset stainless steel 1½ bowl sink unit with mixer tap, integrated double oven, hob, canopy with extractor, fridge/freezer, washing machine and dish washer, part tiling to three walls, radiator, power points and tiled floor.

FIRST FLOOR LANDING

Double glazed windows to front and side, coved and smooth plastered ceiling, access to second floor, built in airing cupboard housing gas central heating boiler, radiator, power points, fitted carpet.



BEDROOM ONE

13'7 x 11'3 (4.14m x 3.43m)

Double glazed windows to front, coved and smooth plastered ceiling, two built in double wardrobes, radiator, internet point, power points, TV point, fitted carpet.

EN SUITE

Opaque double glazed window to front, smooth plastered ceiling with inset spotlights, extractor fan, suite comprising large shower cubicle, pedestal wash hand basin and low flush wc, full tiling to shower cubicle, part tiling to one wall, heated towel rail, shaver point, wood flooring.

BEDROOM TWO

9'7 x 7'10<10' (2.92m x 2.39m<3.05m)

Double glazed window to rear, coved and smooth plastered ceiling, built in cupboard, radiator, internet point, power points, fitted carpet.

BEDROOM THREE

8'8 x 7'8 (2.64m x 2.34m)

Double glazed window to front, coved and smooth plastered ceiling, radiator, internet point, power points, fitted carpet.



BATHROOM

Opaque double glazed window to rear, smooth plastered ceiling with inset spotlights, extractor fan, suite comprising panelled bath with mixer tap and shower attachment, pedestal wash hand basin and low flush wc, full tiling to bath area, further wall partly tiled, heated towel rail, shaver point, fitted carpet.

SECOND FLOOR LANDING

Double glazed window to side, coved and smooth plastered ceiling, built in storage cupboard, fitted carpet.

BEDROOM FOUR

13'2"<20'7" x 12'8" max (4.01m<6.27m x 3.86m max)

Three double glazed 'Velux' style windows to rear, smooth plastered ceiling, access to loft space, two built in double wardrobes within dressing area, internet point, radiator, power points, fitted carpet.

EN SUITE

Double glazed 'Velux' style window to front, smooth plastered ceiling with inset spotlights, extractor fan, suite comprising shower cubicle, pedestal wash hand basin and low flush wc, full tiling to shower cubicle, further wall partly tiled, heated towel rail, shaver point, wood flooring.

LOVELY REAR GARDEN

in excess of 33' x 30' (in excess of 10.06m x 9.14m)

Patio area with matching pathways and inset decorative stone beds with mature shrubs, outside light, outside tap, side pedestrian access leads through to:

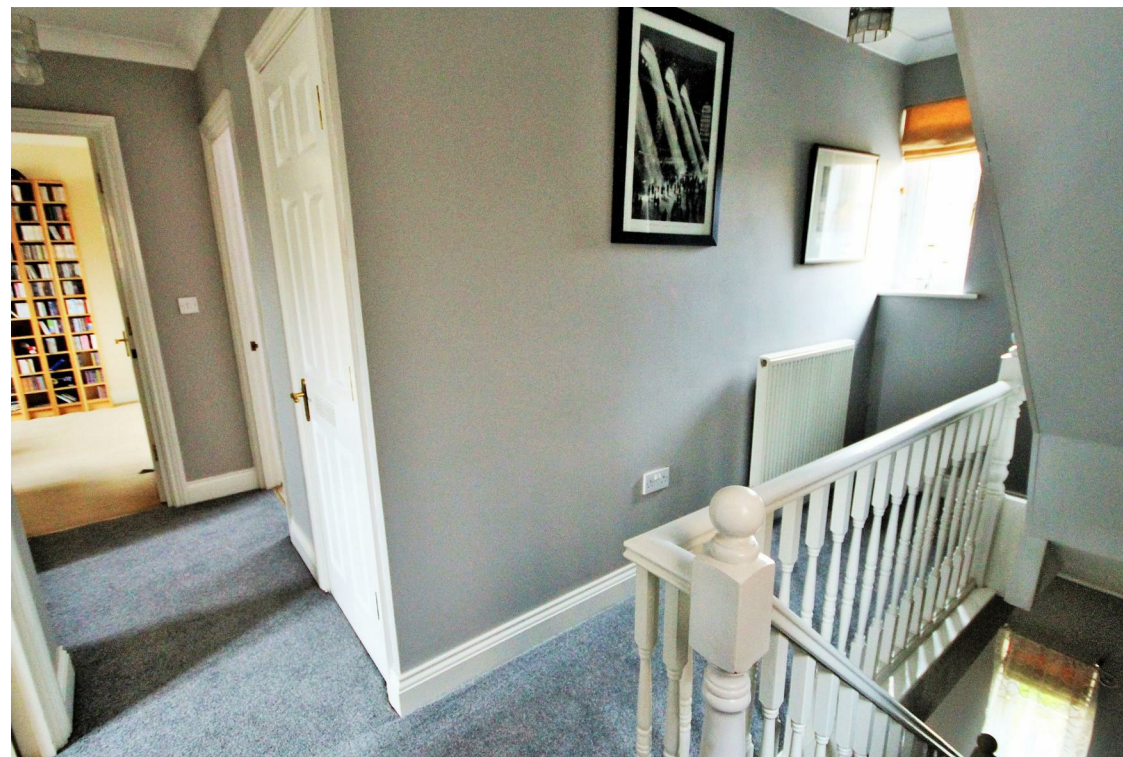
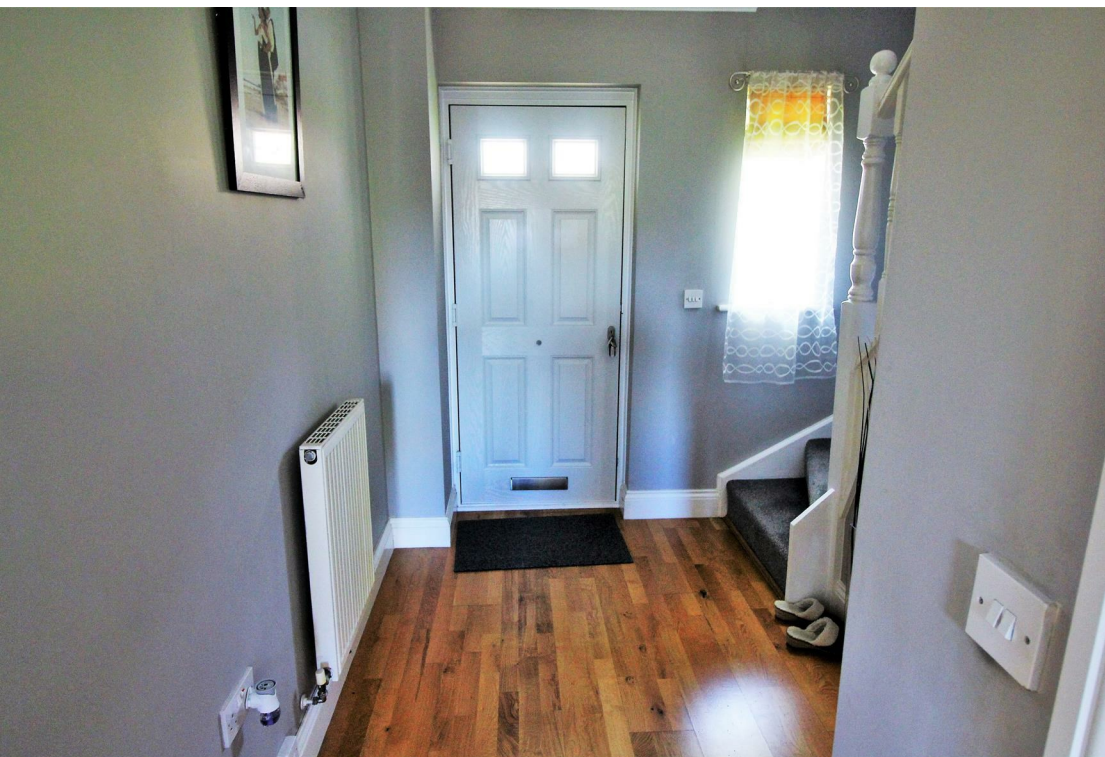
FRONT GARDEN

Decorative stone beds with mature shrubs.

GARAGE

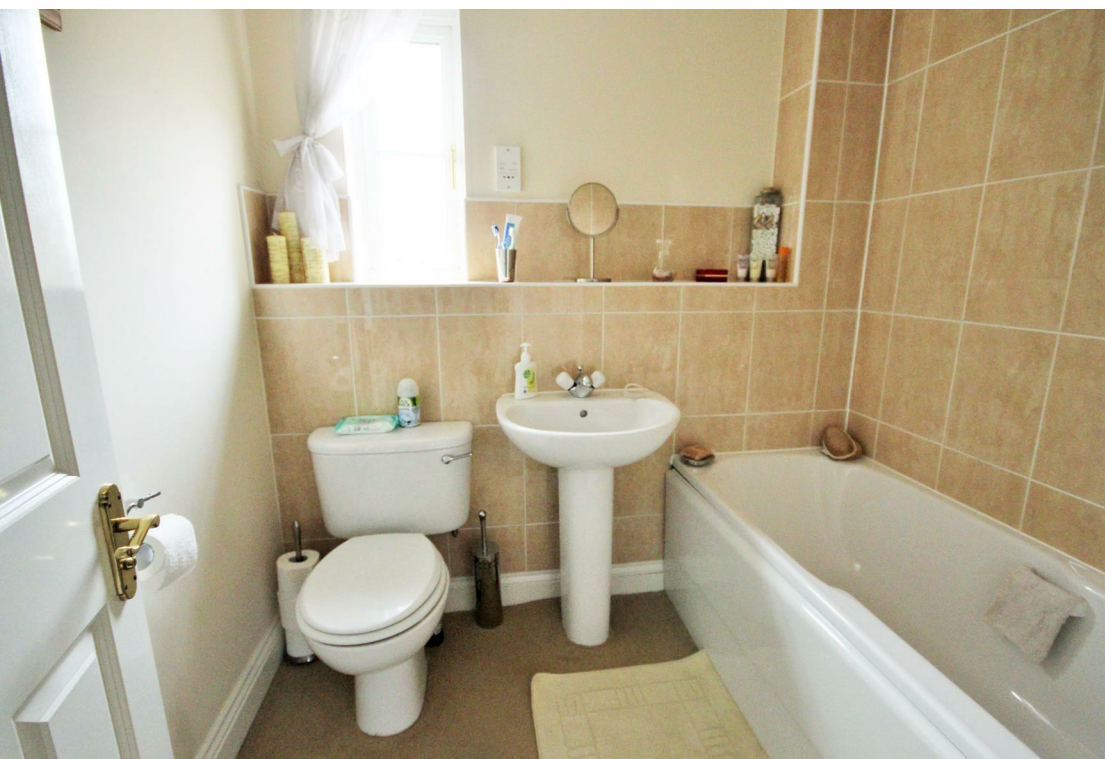
With up and over door, power and light, approached via own driveway providing ample parking.

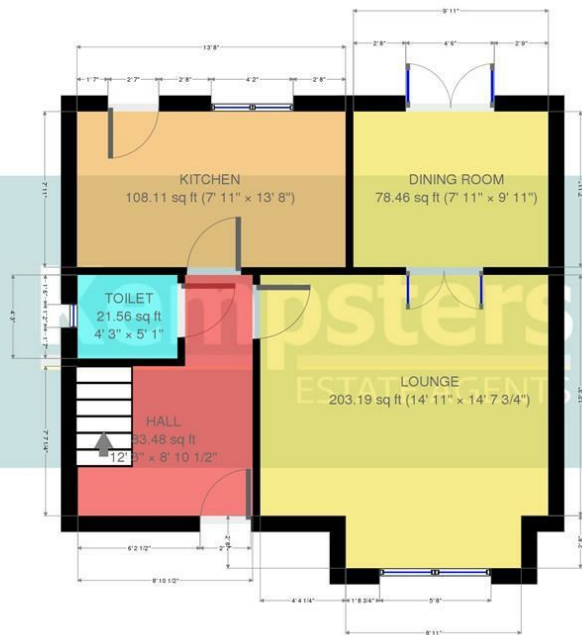




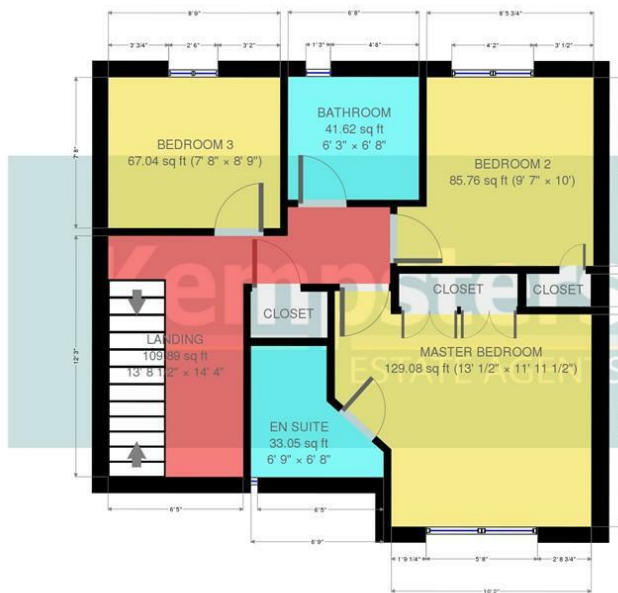








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Disclaimer: This brochure is for illustrative purposes only and, whilst every attempt has been made to ensure accuracy. Kempsters Estate Agents Ltd take no responsibility for any error, omission, mis-statement or use of any of the information shown. No appliances or main services have been checked.

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