



Kempsters
ESTATE AGENTS

57 Hodges Close
Chafford Hundred GRAYS RM16 6EN

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Asking price
£365,000

This well presented three bedroomed semi detached house is situated in a popular location within easy walking distance of Harris Academy School and Chafford Hundred station. Features include two receptions, fitted kitchen, en suite, family bathroom, approx 32 x 25' rear garden plus garage via own driveway.



- Lounge 17'9 x 9'7
- Dining room 8'7 x 7'11
- Fitted kitchen 9'4 x 7'10
- Ground floor cloakroom
- Bedroom one 11' x 10'11
- Bedroom two 9'8 x 8'6<9'8 with en suite
- Bedroom three 8'4 x 6'5
- Family bathroom
- Rear garden approx 32 x 25'
- Garage via own driveway



ENTRANCE

Dorr with opaque double glazed inserts leads to:

ENTRANCE HALL

Half double glazed door leads to rear garden, smooth plastered ceiling, access to first floor, built-in under stairs storage cupboard, radiator, wood flooring.

GROUND FLOOR CLOAKROOM

Opaque double glazed window to rear, smooth plastered ceiling, suite comprising wash hand basin and low flush wc, radiator, tiled floor.

LOUNGE

17'9 x 9'7 (5.41m x 2.92m)

Double glazed window to front, double glazed patio doors lead to rear garden, smooth plastered ceiling, two radiators, power points, wood flooring.

DINING ROOM

8'7 x 7'11 (2.62m x 2.41m)

Double glazed window to front, smooth plastered ceiling, radiator, power points, wood flooring.

FITTED KITCHEN

9'4 x 7'10 (2.84m x 2.39m)

Double glazed window to rear, smooth plastered ceiling, range of base and eye level units with contrasting work surfaces, insert single drainer sink unit, integrated oven, hob, concealed extractor, fridge/freezer, washing machine and tumble dryer, part tiling to walls, tiled floor.

FIRST FLOOR LANDING

Double glazed window to rear, smooth plastered ceiling, access to loft space, built-in airing cupboard, radiator, power points, fitted carpet.

BEDROOM ONE

11' x 10'11 (3.35m x 3.33m)

Double glazed window to front, smooth plastered ceiling, radiator, power points, fitted carpet.

BEDROOM TWO

9'8 x 8'6<9'8 (2.95m x 2.59m<2.95m)

Double glazed window to front, smooth plastered ceiling, two built-in double wardrobes, radiator, power points, fitted carpet.

EN SUITE

Opaque double glazed window to front, smooth plastered ceiling, extractor fan, suite comprising shower cubicle, pedestal wash hand basin and low flush wc, radiator, tiled floor.



BEDROOM THREE

8'4 x 6'5 (2.54m x 1.96m)

Double glazed window to rear, smooth plastered ceiling, radiator, power points, fitted carpet.

BATHROOM

Opaque double glazed window to rear, smooth plastered ceiling, extractor fan, suite comprising bath with mixer tap and shower attachment, pedestal wash hand basin and low flush wc, radiator, tiled floor.

REAR GARDEN

in excess of 32' x in excess of 25' (in excess of 9.75m x in excess of 7.62m)

Laid to lawn with fence and wall surround, shed, outside tap, gate leading to side access.

GARAGE

With power and light. Independent driveway providing off road parking for two vehicles.

FRONT GARDEN

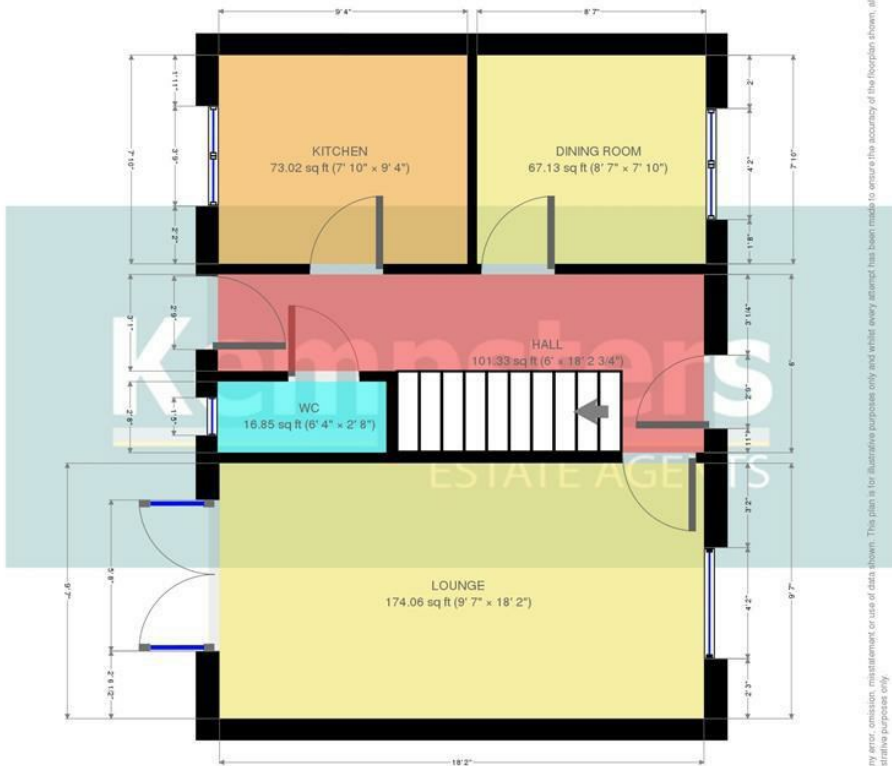
Laid with decorative stone.



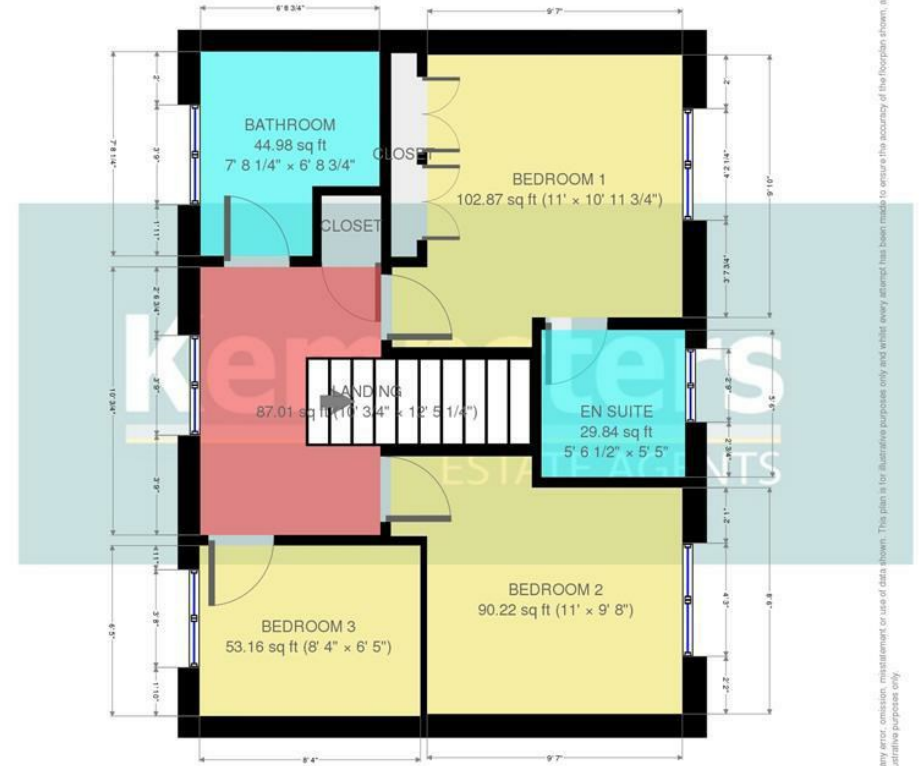








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