



Kempsters
ESTATE AGENTS

19 Aluric Close
Chadwell St Mary Grays RM16 4NB

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Asking price
£220,000

This spacious three bedroom town house is situated in a cul-de-sac location within easy walking distance of local shops and schools. features include a fitted kitchen/breakfast room, lounge, west facing rear garden, off road parking for several vehicles plus no onward chain.



- Lounge 16'11 x 10'8
- Kitchen/breakfast room 14'2 x 10'7
- Bedroom one 11'4 x 10'8
- Bedroom two 11'7>9'9 x 10'8
- Bedroom three 8'1<11'9 x 7'8
- Bathroom
- Sunny west facing rear garden approx 35'
- Carport
- Further off road parking
- No onward chain

ENTRANCE HALL

Opaque double glazed window to front, textured ceiling, radiator, vinyl floor covering.

SMALL INNER LOBBY

Built-in cupboard. Door to:

GROUND FLOOR CLOAKROOM

Opaque double glazed window to front, textured ceiling, suite comprising wash hand basin and low flush wc, tiled walls, vinyl floor tiles.

SMALL UTILITY ROOM

With space for washing machine and tumble dryer, laminate floor.

KITCHEN/BREAKFAST ROOM

14'2 x 10'7 (4.32m x 3.23m)

Double glazed French doors with matching side windows lead to rear garden, coved and smooth plastered ceiling, range of base and eye level units with contrasting work surfaces, inset single drainer sink unit, integrated double oven, hob and extractor, space for dishwasher, space for fridge/freezer, tiled walls, power points, laminate floor.

LOUNGE

16'11 x 10'8 (5.16m x 3.25m)

Double glazed window to front, large built-in storage area, radiator, power points, laminate floor.

FIRST FLOOR LANDING

Smooth plastered ceiling, radiator, access to second floor, fitted carpet.

SHOWER ROOM

Suite comprising shower cubicle, pedestal wash hand basin and low flush wc, tiled walls, tiled floor.

BEDROOM TWO

11'7 reducing to 9'9 x 10'8 (3.53m reducing to 2.97m x 3.25m)

Double glazed window to rear, textured ceiling, wall mounted gas central heating boiler, radiator, power points, laminate floor.



SECOND FLOOR LANDING

Fitted carpet.

BEDROOM ONE

11'4 x 10'8 (3.45m x 3.25m)

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

BEDROOM THREE

8'1<11'9 x 7'8 (2.46m<3.58m x 2.34m)

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

WEST FACING REAR GARDEN

in excess of 35' (in excess of 10.67m)

Immediate decking area, remainder laid to patio with raised decorative stone beds, large storage shed.

FRONT GARDEN

Driveway and carport providing ample off road parking.







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