



Kempsters
ESTATE AGENTS

101 Dudley Close
Chafford Hundred Grays RM16 6PG

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Asking price
£225,000

This lovely two bedroom first floor flat has been maintained to a high standard throughout. Features include a bright open plan lounge/fitted kitchen with a Juliette balcony, stylish bathroom, good size bedrooms, quality shutters on all windows, communal gardens, allocated and visitor parking plus no onward chain.



- Electric heating
- Double glazing
- Open plan lounge/kitchen 20'9 x 10'
- Bedroom one 13'4 x 9'
- Bedroom two
- Stylish bathroom
- Quality shutters to windows and balcony doors
- Communal gardens
- Allocated and visitor parking
- No onward chain

ENTRANCE HALL

Textured ceiling, built-in storage cupboard, built-in airing cupboard, storage heater, power point, laminate floor.

OPEN PLAN LOUNGE/KITCHEN

20'9 x 10' (6.10m'2.74m x 3.05m')

Lounge area: Double glazed French doors with Juliette balcony to side overlooking the communal garden, double glazed window to front, textured ceiling, storage heater, dado rail, power points, laminate floor.

Kitchen area: Double glazed window to rear, textured ceiling, range of base and eye level units with contrasting work surfaces, inset single drainer sink unit, integrated oven, hob and canopy with extractor, space for fridge/freezer and washing machine, partly tiled walls, power points, tile effect laminate floor.

BEDROOM ONE

13'4 x 9' (3.96m'1.22m x 2.74m')

Double glazed window to front, textured ceiling, dado rail, wall mounted electric heater, power points, laminate floor.

BEDROOM TWO

11'4 x 6'11 (3.35m'1.22m x 1.83m'3.35m)

Double glazed window to front, textured ceiling, wall mounted electric heater, power points, fitted carpet.

BATHROOM

Opaque double glazed window to rear, textured ceiling, suite comprising bath with mixer tap and shower attachment, shower screen, pedestal wash hand basin and low flush toilet, extractor fan, wall mounted electric heater, tiled walls, tiled floor.

EXTERIOR

Communal gardens plus allocated and visitor parking.

LEASE DETAILS AND SERVICE CHARGES

120 YEARS remaining on lease.

Service charge £780 per annum paid monthly at £65

Ground Rent £250 per annum









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