



Kempsters

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ESTATE AGENTS

76 Rushdon Close
Grays RM17 5QW

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Asking price
£360,000

This three bedroomed house is situated in a convenient location within easy walking distance of local schools and Grays town centre. Features include a spacious lounge/diner, fitted kitchen, conservatory, approx 35' rear garden, garage plus two parking spaces.



- Lounge/Diner 23'11 x 10'9>8'5
- Conservatory 15'9 x 8'6
- Fitted Kitchen 11'11 x 8'3
- Bedroom One 12'4 x 10'9
- Bedroom Two 11' x 10'9
- Bedroom Three 9'4 x 6'1
- Shower Room
- Rear Garden Approx 35'
- Garage
- Off Road Parking For Two Vehicles

ENTRANCE PORCH

Tiled floor. Partially opaque double glazed door with matching side window leads to:

ENTRANCE HALL

Textured ceiling, access to first floor, under stairs storage cupboard, radiator, power points, tiled floor.

LOUNGE/DINER

23'11 x 10'9 reducing 8'5 (7.29m x 3.28m reducing 2.57m)

Double glazed window to front, double glazed French doors lead to conservatory, coved and textured ceiling, feature fireplace with inset coal effect fire, radiator, power points, tiled floor.

CONSERVATORY

15'9 x 8'6 (4.80m x 2.59m)

Double glazed windows to rear and sides, double glazed French doors lead to garden, radiator, tiled floor with under floor heating.

KITCHEN

11'11 x 8'3 (3.63m x 2.51m)

Double glazed window and partially double glazed stable door lead to garden, coved and textured ceiling, range of base and eye level units with contrasting work surfaces, inset single drainer sink unit, ample appliance spaces, wall mounted gas central heating boiler, heated towel rail, tiled walls, power points, tiled floor.

FIRST FLOOR LANDING

Textured ceiling, access to loft space, power points, tiled floor.

BEDROOM ONE

12'4 x 10'9 (3.76m x 3.28m)

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



BEDROOM TWO

11'x 10'9 (3.35mx 3.28m)

Double glazed window to rear, fitted cupboard, radiator, power points, laminate floor.

BEDROOM THREE

9'4 x 6' (2.84m x 1.83m)

Double glazed window to front, textured ceiling, radiator, power points, tiled floor.

SHOWER ROOM

Opaque double glazed window to rear, coved and

textured ceiling, suite comprising shower cubicle, vanity unit with inset wash hand basin and low flush toilet, heated towel rail, tiled walls, tiled floor.

REAR GARDEN

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

Block paved with fence surround, summer house, timber shed, outside tap. Covered pedestrian access leads to:

FRONT GARDEN

Block paved providing off road parking for two vehicles.



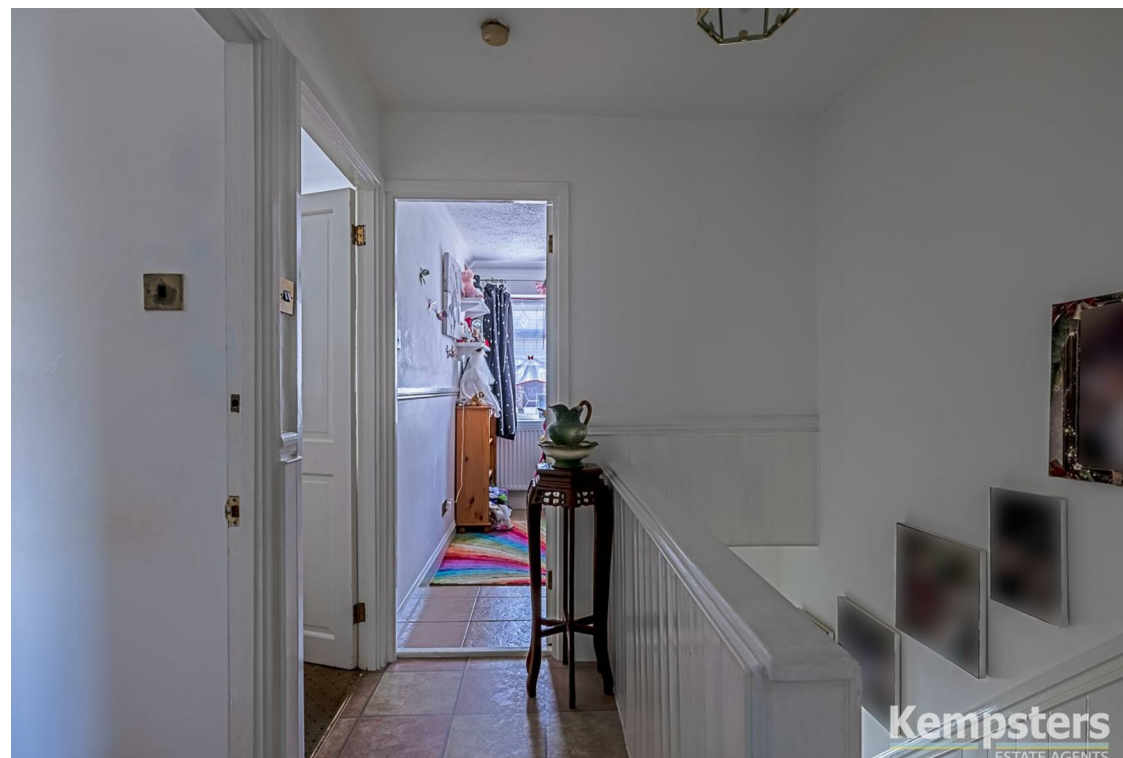
GARAGE

In nearby block

COUNCIL TAX

Band C













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