



Kempsters
ESTATE AGENTS

12 Hadfield Road
Stanford-Le-Hope SS17 0DX



Asking price
£310,000

This attractive semi detached character house is situated in a great location close to local shops, schools and train station. The property requires a fair degree of modernisation and is offered with no onward chain.



- Great Location Close To Local Shops, Schools And Train Station
- Modernisation Required
- No Onward Chain
- Two Receptions
- Kitchen
- Cellar
- Ground Floor Cloakroom
- First Floor Bathroom
- Sunny West Facing Rear Garden Approx 50'
- Garage In Nearby Block



ENTRANCE

Canopy porch and door to:

ENTRANCE HALL

Coved ceiling, access to first floor, radiator, laminate floor.

LOUNGE

15'2 x 9'2 (4.57m'0.61m x 2.74m'0.61m)

Double glazed square bay window to front, coved ceiling, feature fireplace, radiator, power points, laminate floor.

DINING ROOM

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

Double glazed window to rear, coved ceiling, feature fireplace, built-in under stairs storage cupboard, radiator, power points, laminate floor.

KITCHEN

12'5 x 7'9 (3.66m'1.52m x 2.13m'2.74m)

Double glazed window and partially glazed door to side, range of base and eye level units with contrasting work surfaces, inset single drainer sink unit, integrated double oven, hob and concealed extractor, ample appliance spaces, partly tiled walls, power points, laminate floor.

GROUND FLOOR CLOAKROOM

Two windows to rear, suite comprising wash hand basin and low flush toilet, wall mounted gas central heating boiler, tiled floor.

FIRST FLOOR LANDING

Coved ceiling, access to loft space, fitted storage cupboard, carpet.

BEDROOM ONE

12'7 (into wardrobes) x 12'4 (3.66m'2.13m (into wardrobes) x 3.66m'1.22m)

Double glazed window to front, coved ceiling, feature fireplace, range of fitted wardrobes with mirrored doors to one wall, radiator, power points, carpet.

BEDROOM TWO

13'4 x 7'4 (3.96m'1.22m x 2.13m'1.22m)

Double glazed window to rear, coved ceiling, feature fireplace, radiator, power points, laminate floor.



BEDROOM THREE

7'9 x 5'11<6'10 (2.13m'2.74m x 1.52m'3.35m<1.83m'3.05m)

Double glazed window to rear, feature fireplace, radiator, power points, carpet.

BATHROOM

Opaque double glazed window to side, suite comprising bath with independent shower unit above, pedestal wash hand basin and low flush toilet, radiator, partly tiled walls, vinyl flooring.

REAR GARDEN

in excess of 50' (in excess of 15.24m')

In need of some attention, lawn area with mature shrub borders, access to cellar. Side access leads to:

FRONT GARDEN

With hedge and wall surround.

GARAGE

In nearby block

COUNCIL TAX

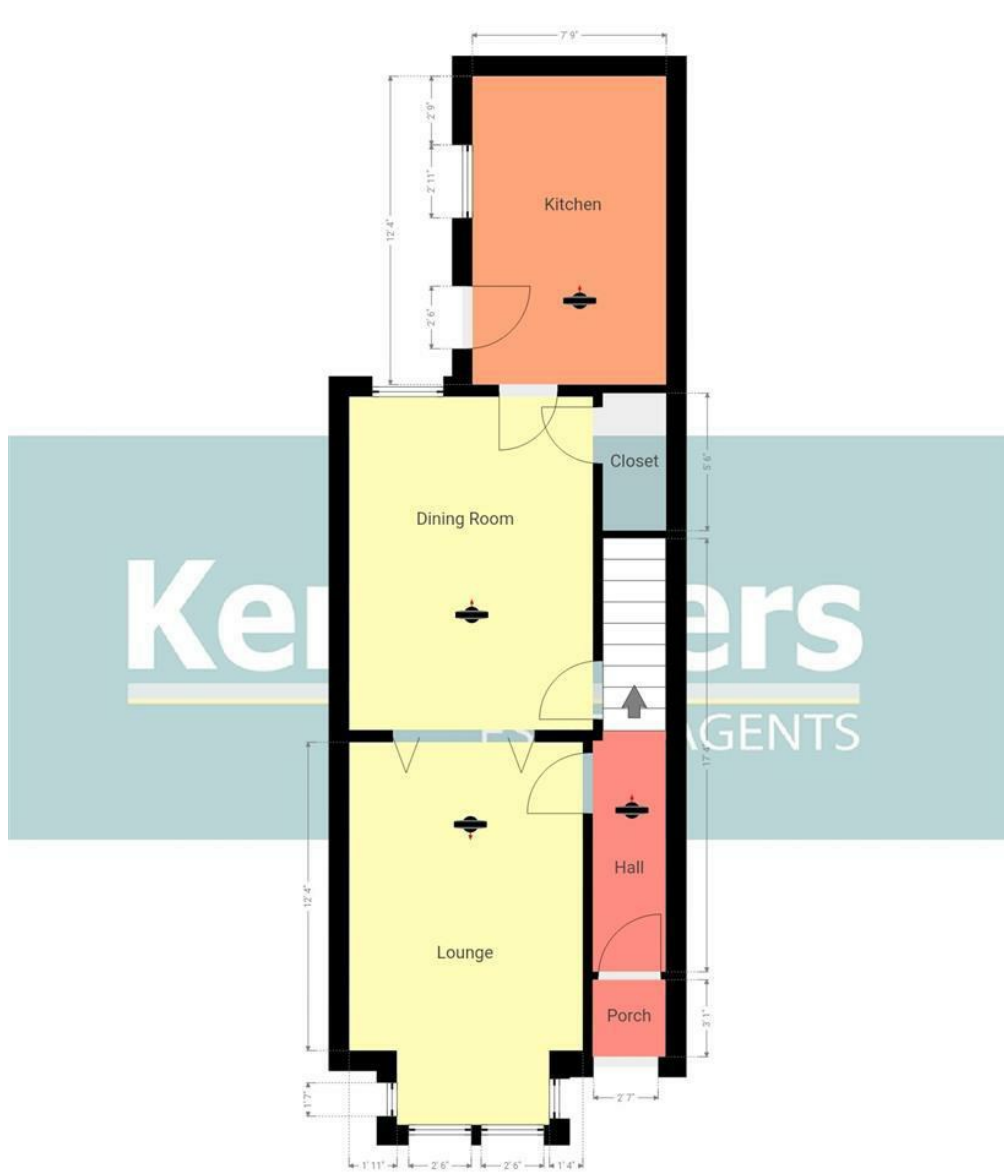
Band C











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37 Orsett Road Grays, Essex RM17 5DS • Tel: 01375 394 732 • Email: sales@kempsters.com

