



Kempsters
ESTATE AGENTS

33 Fairway
Stifford Clays Grays RM16 2AJ

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Asking price
£270,000

This three bedroomed house is situated in a popular location close to local shops and schools. The property is in need of some modernisation but would make a great first time purchase or family home. 360 VIRTUAL TOUR AVAILABLE



- Lounge 19'9 x 10'11<12'6
- Kitchen 11'2<15'4 x 7'5
- Utility room 11' x 4'7
- Bedroom one 12'6 x 11'3
- Bedroom two 10'7<12'6 x 9'8
- Bedroom three 9' x 7'7
- Bathroom
- Separate toilet
- West facing rear garden approx 55'
- Off road parking at front

ENTRANCE HALL

Double glazed window to front, coved ceiling, access to first floor, radiator, power point, laminate floor.

KITCHEN

11'2" x 15'4" x 7'5" (3.40m x 4.67m x 2.26m)

Double glazed window and partially opaque glazed door to front, base and eye level units with contrasting work surfaces, inset single drainer sink unit, space for gas cooker, fridge/freezer and washing machine, under stairs storage cupboard, radiator, power points, tiled floor.

UTILITY ROOM

11' x 4'7" (3.35m x 1.40m)

Partially opaque glazed door to rear, power points.

LOUNGE

19'9" x 10'11" x 12'6" (6.02m x 3.33m x 3.81m)

Double glazed windows and double glazed French doors lead to rear garden, coved ceiling, tiled fireplace with inset pebble effect fire, two radiators, power points, laminate floor.

FIRST FLOOR LANDING

Double glazed window to front, coved and textured ceiling, access to loft space, carpet.

BEDROOM ONE

12'6" x 11'3" (3.81m x 3.43m)

Double glazed window to rear, coved and textured ceiling, built-in airing cupboard, radiator, power points, carpet.

BEDROOM TWO

10'7" x 12'6" x 9'8" (3.23m x 3.81m x 2.95m)

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

BEDROOM THREE

9' x 7'7" (2.74m x 2.31m)

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



BATHROOM

Opaque double glazed window to front, textured ceiling, suite comprising bath with independent shower unit above and pedestal wash hand basin, vinyl floor covering.

SEPARATE TOILET

Opaque double glazed window to front, textured ceiling, low flush toilet, vinyl floor covering.

WEST FACING REAR GARDEN

in excess of 55' (in excess of 16.76m)

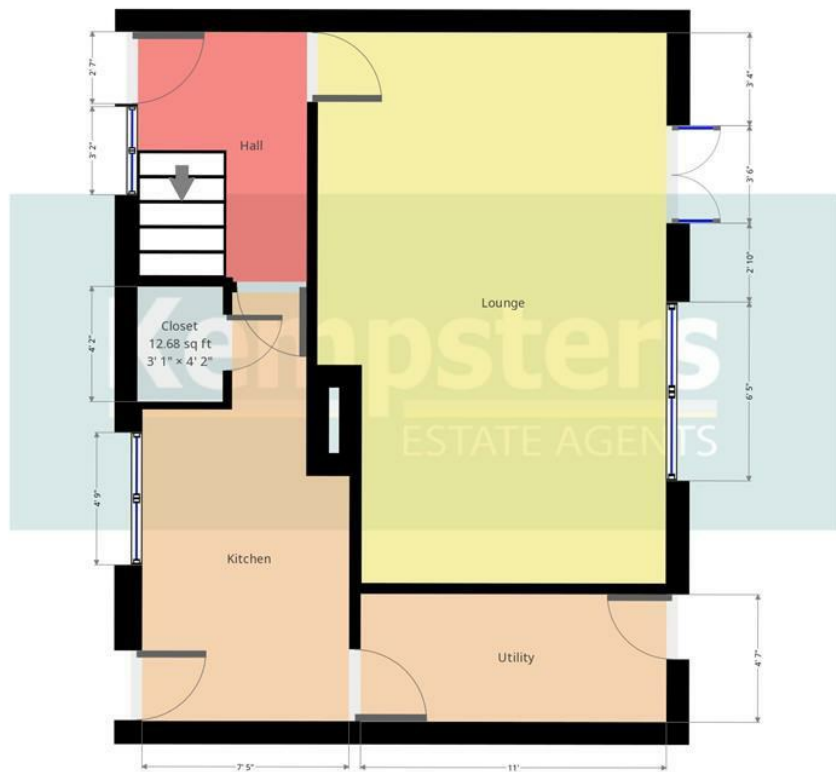
Sunny garden backing on to a school field, mainly laid to lawn with fence surround. There are several sheds/pens in the garden that can be removed if required.

FRONT GARDEN

With parking space for one vehicle.







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