



Kempsters
ESTATE AGENTS

119A Long Lane
North Grays RM16 2PP

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Asking price
£180,000

This lovely two bedroomed ground floor apartment is situated in a popular location and is offered with no onward chain. PLEASE NOTE THERE IS AN ABSENT LANDLORD AND THE VENDOR IS WILLING TO PROVIDE INDEMNITY INSURANCE. CASH BUYERS ONLY



- Gas Central Heating
- Double Glazing
- Lounge/Diner 19'4 x 13'5>9'6
- Fitted Kitchen 11'7 x 8'3
- Bedroom One 11'1 x 10'11
- Bedroom Two 11'3 x 8'4
- Stylish Bathroom
- Own Rear Garden
- Parking Space at Rear
- No Onward Chain



ENTRANCE

Door to:

KITCHEN

11'7 x 8'3 (3.35m'2.13m x 2.44m'0.91m)

Double glazed window to front, coved and smooth plastered ceiling with inset spotlights, range of base and eye level units with contrasting work surfaces, inset single bowl sink unit, integrated oven, hob, canopy with extractor and fridge/freezer, space for washing machine, power points, tiled floor. Open plan through to:

LOUNGE/DINER

19'4 x 13'5 reducing to 9'6 (5.79m'1.22m x 3.96m'1.52m reducing to 2.74m'1.83m)

Double glazed French doors lead to rear garden, coved and smooth plastered ceiling with inset spotlights, built-in storage cupboard, two radiators, power points, laminate floor.

INNER LOBBY

Coved and smooth plastered ceiling with inset spotlights, radiator, laminate floor.

BEDROOM ONE

11'1 x 10'11 (3.35m'0.30m x 3.05m'3.35m)

Double glazed window to front, coved and smooth plastered ceiling, radiator, power points, laminate floor.

BEDROOM TWO

11'3 x 8'4 (3.35m'0.91m x 2.44m'1.22m)

Double glazed window to rear, coved and smooth plastered ceiling, radiator, power points, laminate floor.

BATHROOM

Coved and smooth plastered ceiling with inset spotlights, extractor fan, suite comprising jacuzzi style bath with independent shower unit above, shower screen, pedestal wash hand basin and low flush toilet, tiled walls, heated towel rail, tiled floor.



REAR GARDEN

Patio and decorative pebble area with fence surround, timber shed, rear access.

PARKING

Parking space at rear.

LEASE DETAILS AND SERVICE CHARGES

Approximately 83 years remaining on lease
No Ground Rent or Service Charges











Kempsters Estate Agents take no responsibility for any error, omission, misstatement or use of data shown. This plan is for illustrative purposes only and whilst every attempt has been made to ensure the accuracy of the floorplans shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only.

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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Current	Potential		Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(27-38) F			(27-38) F		
(1-26) G			(1-26) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		