



69 Crofton Road

Woodside, Grays, Essex, RM16 2GY

£440,000



Full Description

- Fully Refurbished
- Semi-Detached
- Chalet
- Four Bedrooms
- Ground Floor Bathroom

Description

****FULLY REFURBISHED**** Thomas Marsh are delighted to offer this stunning four bedroom semi-detached chalet situated in the highly desired location of Woodside. The current owners have refurbished the property throughout as well as extending the property considerably to the rear meaning the property now benefits from a spacious open plan living space with modern fitted kitchen leading out to the 70ft (approx.) west facing garden. The property also benefits from a stunning ground floor bathroom, first floor shower room, four good sized bedrooms and driveway to front offering ample off street parking.

Entrance Hall

Lounge Area

13' 4" x 11' 5" (4.06m x 3.48m)

Kitchen/Diner

18' 9" x 15' 2" (5.72m x 4.62m)

Bedroom Two

13' 2" into bay x 10' 1" (4.01m x 3.07m)

Bedroom Four

8' 6" x 8' 0" (2.59m x 2.44m)

Family Bathroom

8' 0" x 7' 8" (2.44m x 2.34m)

Landing:

Master Bedroom

19' 0" max x 10' 1" (5.79m x 3.07m)
with access to eaves storage

Bedroom Three

10' 0" x 7' 0" (3.05m x 2.13m)

Shower Room

8' 0" max x 7' 3" max (2.44m x 2.21m)

Garden

70' x 27' (21.34m x 8.23m)
west facing garden with side access



4



1



1



2



OSP



70ft x 27ft



home
where our story begins



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92-100) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
	74
	86
England, Scotland & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92-100) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
	71
	84
England, Scotland & Wales	
EU Directive 2002/91/EC	



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements