



5 PARR CLOSE

GRAYS, RM16 6RU

£475,000
FREEHOLD

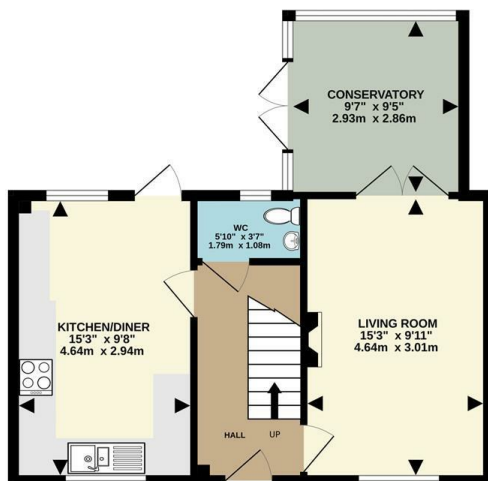
Home Sweet Home! Thomas Marsh is delighted to present this modern three-bedroom link-detached family home, ideally located on a no-through road with off-street parking and a garage. Perfect for growing families and commuters alike, this property features spacious bedrooms, including a master bedroom with a walk-in wardrobe, and a contemporary kitchen that is sure to impress. The generous garden offers ample outdoor space for relaxation and play.

Additional highlights include a convenient downstairs WC and an ensuite in the master bedroom, enhancing comfort and practicality. Enjoy the benefit of being just a short walk from Chafford Hundred C2C station, making your daily commute a breeze.

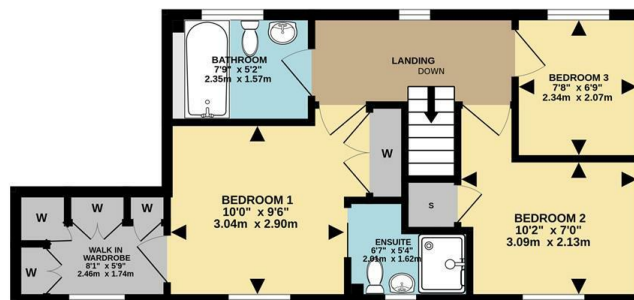
For more information or to arrange a viewing, don't hesitate to call us today!

tm
thomas marsh

Ground Floor
473 sq.ft. (43.9 sq.m.) approx.



1st Floor
431 sq.ft. (40.1 sq.m.) approx.



epcsinessex

TOTAL FLOOR AREA: 904 sq.ft. (84.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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 plus) A		
(81-91) B		
(69-80) C	70	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these 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/tenants are advised to recheck the measurements

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