



## 14 Spencer Court, South Woodham Ferrers, Essex CM3 5WQ

Offers in excess of £300,000

An EXTENDED well-presented two-bedroom house conveniently situated close to town centre, shops & schools. Featuring a spacious entrance hall, modern fitted kitchen, good size lounge with adjacent dining room. The first floor offers two comfortable bedrooms plus re fitted bathroom suite. Externally the property features a pleasant well tendered rear garden which provides access to the garage and allocated car parking space. With PVCu double glazing and gas fired central heating this particular property would be perfect for first time buyers or equally someone looking to downsize. Freehold, Council tax band B. EPC rating C.



