



Kempsters
ESTATE AGENTS

21 Hyde Close
Chafford Hundred Grays RM16 6RR



Asking price
£450,000

This outstanding four bedroomed link detached house is situated in a great location close to local schools and within easy walking distance of Chafford Hundred station and Lakeside Shopping Centre. Features include a bright lounge, lovely fitted kitchen which opens into a large conservatory, en suite to bedroom one, stylish shower room, tiered rear garden 32' x 31' plus garage and parking.



- Lounge 15'2 x 10'6<12'
- Fitted Kitchen 15'2 x 8'7
- Conservatory 12'7 x 10'11
- Bedroom One 12'4 x 10'11 (into wardrobes) With En Suite
- Bedroom Two 15'4 x 10'9>5'6 (Formerly two bedrooms)
- Bedroom Three 10'5 x 10'5<16'1 (restricted headroom)
- Bedroom Four 10'7 x 8'5<9'6 (restricted headroom)
- Shower Room
- Tiered Rear Garden 32' x 31' With Hot Tub To Remain (if required)
- Garage And Parking



ENTRANCE HALL

Double glazed window to front, coved and textured ceiling with inset spotlight, built-in storage cupboard, radiator, power points, laminate floor

GROUND FLOOR CLOAKROOM

Textured ceiling with inset spotlights, extractor fan, suite comprising vanity unit with inset wash hand basin and low flush toilet, heated towel rail, laminate floor.

LOUNGE

15'2 x 10'6<12' (4.57m'0.61m x 3.05m'1.83m<3.66m')

Double glazed bay window to side, double glazed window to front, coved and smooth plastered ceiling, built-in under stairs storage cupboard, radiator, power points, laminate floor.

KITCHEN

15'2 x 8'7 (4.57m'0.61m x 2.44m'2.13m)

Double glazed window to front, open plan through to conservatory, smooth plastered ceiling, extensive range of base and eye level units with contrasting work surfaces, inset sink unit with hot tap, integrated double oven, microwave, hob, concealed extractor and dishwasher, concealed space for washing machine, space for large fridge/freezer, concealed gas central heating boiler, radiator, power points, tile effect laminate floor.

CONSERVATORY

12'7 x 10'11 (3.66m'2.13m x 3.05m'3.35m)

Double glazed windows to rear and sides, breakfast bar, power point, tile effect laminate floor with under floor heating.

FIRST FLOOR LANDING

Textured ceiling with inset spotlights, access to second floor, radiator, power points, fitted carpet.



BEDROOM ONE

12'4 x 10'11 (into wardrobes) (3.66m'1.22m x 3.05m'3.35m (into wardrobes))

Double glazed window to side, smooth plastered ceiling with inset spotlights, extensive range of fitted wardrobes with matching bedside cabinets, display units and bridging units, radiator, power points, fitted carpet.

EN SUITE

Opaque double glazed window to front, smooth plastered ceiling with inset spotlights, suite

comprising shower cubicle and vanity unit with inset wash hand basin, tiled walls, heated towel rail, laminate floor.

BEDROOM TWO

15'4 x 10'9 reducing to 5'6 (4.57m'1.22m x 3.05m'2.74m reducing to 1.52m'1.83m)

This was formerly two bedrooms and could be converted back if required. Double glazed windows to front and side, textured ceiling, radiator, power points, fitted carpet.



SHOWER ROOM

Opaque double glazed window to front, smooth plastered ceiling with inset spotlights, suite comprising shower cubicle, vanity unit with inset wash hand basin and low flush toilet, tiled walls, heated towel rail, tile effect laminate floor.

SECOND FLOOR LANDING

Textured ceiling with inset spotlights, radiator, fitted carpet.

BEDROOM THREE

10'5 x 10'5 < 16'1 (restricted headroom) (3.05m'1.52m x 3.05m'1.52m < 4.88m'0.30m (restricted)

Two double glazed 'Velux' style windows to front, smooth plastered ceiling, built-in eaves storage cupboard, power points, fitted carpet.

BEDROOM FOUR

10'7 x 8'5 < 9'6 (restricted headroom) (3.05m'2.13m x 2.44m'1.52m < 2.74m'1.83m (restricted)

Double glazed 'Velux' style window to front, smooth plastered ceiling with inset spotlights, built-in eaves storage area with further double glazed 'Velux' style window, power points, fitted carpet.

TIERED REAR GARDEN

32' x 31' (9.75m' x 9.45m')

Large decking area with pergola, brick paved and artificial lawn areas with pebble beds. Steps down to paved area with hot tub (can remain if required), outside lighting, wall surround. Gate leads to:

GARAGE AND PARKING

16'9 x 8'6 (4.88m'2.74m x 2.44m'1.83m)

Driveway providing off road parking leads to garage with power and light.

TIERED FRONT GARDEN

With artificial lawn and pebble beds.

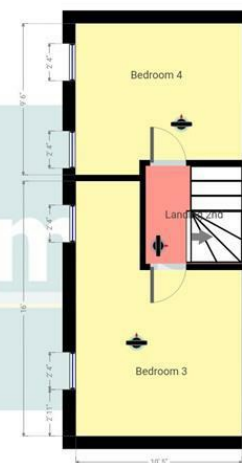
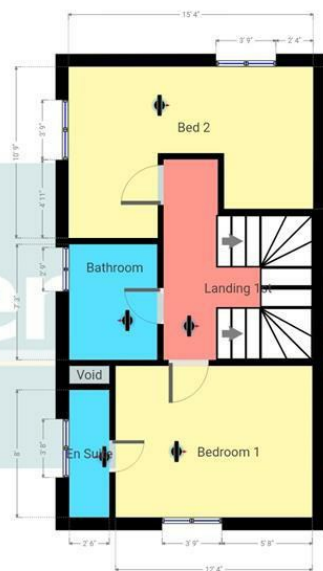
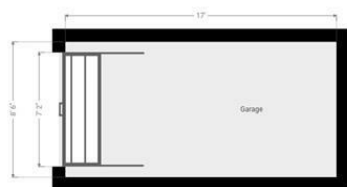












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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(27-38) F			
(1-26) G			
Not energy efficient - higher running costs			
England & Wales		70	83
		EU Directive 2002/91/EC	EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(82 plus) A			
(61-81) B			
(40-60) C			
(20-40) D			
(10-20) E			
(1-10) F			
(0-10) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales			
		EU Directive 2002/91/EC	EU Directive 2002/91/EC