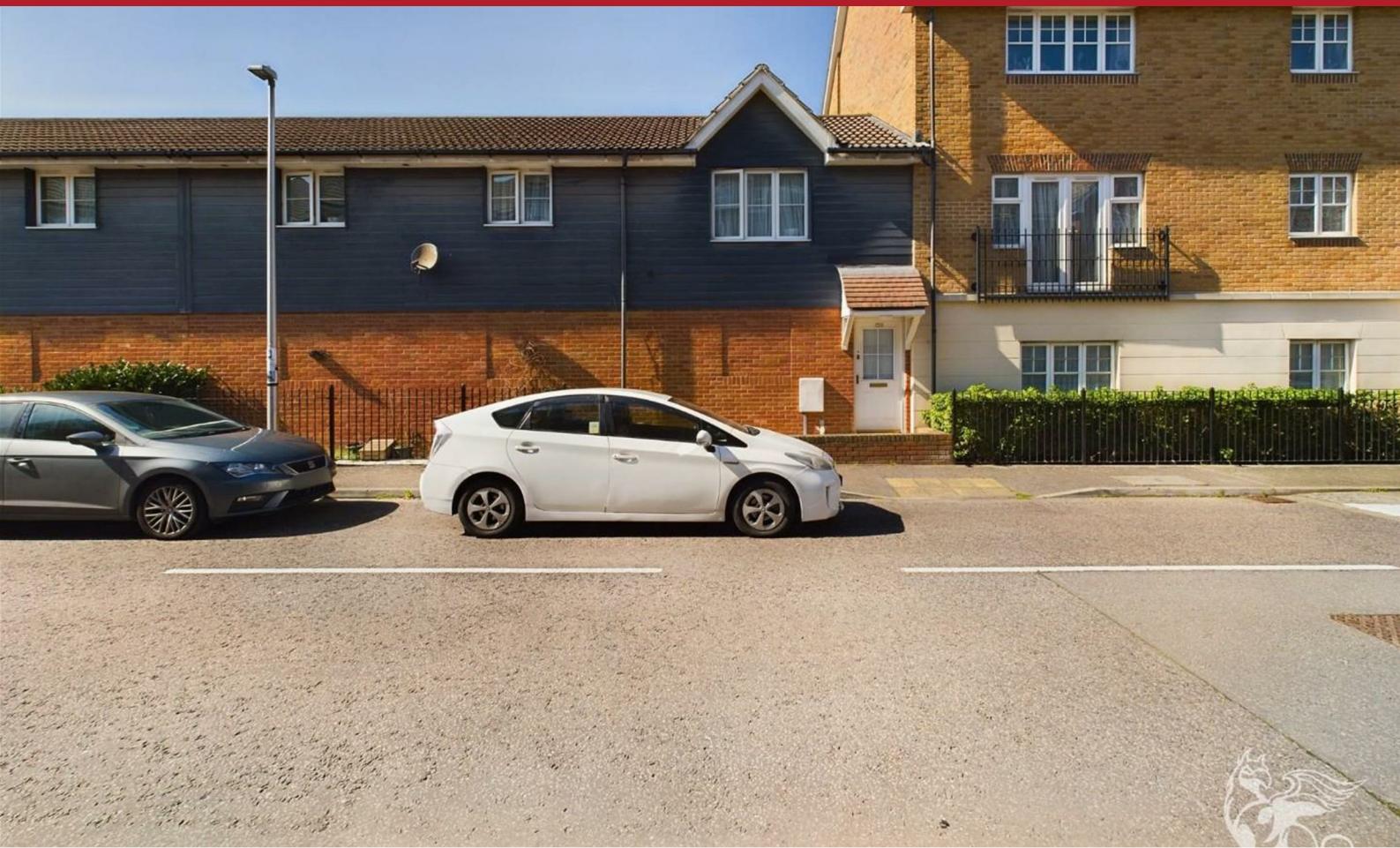




**GRiffin**  
THE PROPERTY PEOPLE



**Caspian Way**  
, Purfleet, RM19 1LF

**Offers over £220,000**

Griffin Residential are proud to present to you a wonderful maisonette style first floor apartment, access via your own front door, an integral garage on the side with rear access, a parking space in front of the garage alongside ample parking at the front.

Situated in a quiet residential area, very close proximity to the train station and a short drive to Lakeside shopping centre.

The internal comprises of stairs leading to the open plan spacious lounge, with a kitchen area, two double bedrooms, a good sized family bathroom equipped with a bath and a loft for storage!

Beautifully renovated throughout, ready for a buyer to move in! Perfect for anyone looking for their own space and to get on the property ladder. Give us a call to book a viewing!

### Viewing

Please contact our Griffin Residential South Ockendon Office on 01708 320191 if you wish to arrange a viewing appointment for this property or require further information.

- YOUR OWN FRONT DOOR!
- INTEGRAL GARAGE
- FRONT AND REAR ACCESS
- AMPLE PARKING AND SPACE IN FRONT OF GARAGE
- TWO DOUBLE BEDROOMS
- OPEN PLAN SPACIOUS LOUNGE/KITCHEN
- RESIDENTIAL AREA
- VERY CLOSE TO TRAIN STATION
- LAKESIDE SHOPPING CENTRE
- EPC: 76C



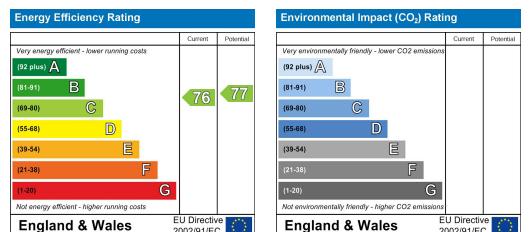
## Floor Plan



## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.