



2 bedroom Ground Floor Flat located in Point Chase.

Guide Price
£200,000 - £235,000

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JOHN ALEXANDER
ESTATE AGENTS

Point Chase Marks Tey CO6 1FN

FULL DESCRIPTION

OVERVIEW

GUIDE PRICE £200,000 TO £235,000

A beautifully presented two- bedroom ground floor apartment featuring a stylish open- plan living space, private sun terrace, modern fitted kitchen with full integrated appliances, two double bedrooms with built- in wardrobes, and allocated parking. Ideally located within walking distance of Marks Tey station and local amenities, this contemporary home offers comfort, convenience, and modern village living.

STEP INSIDE

This impeccably presented ground- floor home welcomes you through a secure communal entrance operated by an electronic entry system. A short flight of five gentle steps leads to the private front door of the apartment.

Stepping into the hallway, you immediately notice the sleek continuity of tiled flooring that flows throughout the entrance, kitchen/living/dining space, and bathroom. The entire property benefits from energy- efficient underfloor heating, providing a warm and comfortable feel in every room.

The open- plan kitchen, dining, and living area forms the heart of the apartment-a bright, stylish space designed for modern living. The kitchen features a contemporary handleless design with an elegant, streamlined finish. Integrated appliances include an electric four- burner hob, coordinating extractor, built- in oven, full- height fridge- freezer, dishwasher, washer/dryer, and microwave. Generous wall and base cabinetry offer excellent storage, complemented by an attractive, high- quality work surface.

The dining and living zone sit alongside the kitchen, creating an inviting and versatile area for relaxing or entertaining. To the front, wide sliding glass doors open directly onto a private sun terrace.

Both bedrooms are comfortable doubles, each benefiting from fitted wardrobes that maximise floor space. In the second bedroom, the wardrobe discreetly houses the combination gas boiler, neatly tucked away yet easily accessible.

The modern family bathroom completes the interior-fitted with a panelled bath and shower mixer, glass shower screen, wash basin, and WC, all finished in a crisp, contemporary style.

STEP OUTSIDE

The property includes its own clearly designated parking space, conveniently visible from the apartment itself. There is also 6x communal spaces for visitors and a secured bike storage facility

THE LOCATION

Point Chase forms part of a contemporary development in the well- connected village of Marks Tey. The mainline railway station is just a short stroll away-less than half a mile-offering direct services to London Liverpool Street in approximately 50 minutes. The village provides everyday essentials, including a convenience store with a Post Office counter, while dining options such as the renowned Barn Brasserie in nearby Great Tey are only moments away.



2



1



1



C



EPC

B





FLOORPLAN



Ground Floor
Approximate Floor Area
664 sq. ft
(61.73 sq. m)

DIRECTIONS

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