



**MEACOCK & JONES**

4 Bedrooms

House - Semi-Detached

Located in Hutton

**OIEO £750,000**



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[www.meacockjones.co.uk](http://www.meacockjones.co.uk)

01277 218485



# 1 Goodwood Avenue Hutton

Brentwood | Essex | CM13 1QD



Offered with no onward chain this extremely attractive and spacious semi-detached family home is in a quiet turning, just 1.5 miles from Shenfield high street and mainline railway station, providing a fast and frequent service to London, including the Elizabeth Line. This property, still under 10 year NHBC warranty, was built c 2019, is immaculately presented throughout and close to excellent schools including the sought after St. Martin's school. An impressive 15' hallway leads to a spacious living room, kitchen/dining room, four bedrooms, gym and two bathrooms, spread across 1,917 sq ft, making this property the epitome of a perfect family home. Accommodation comprises a beautifully presented interior that spans three floors. The lounge, adorned with a large bay window, offers a welcoming ambience and a perfect spot to unwind or entertain guests. The outstanding kitchen/dining room is a hub of this family home, comprehensively fitted with a quality range of shaker style units comprising base cupboards, drawers and matching wall cabinets, contrasting quartz work tops, large island unit and bifold doors opening out to the well tended rear garden. Back into the hallway the staircase leads upstairs to the galleried landing where further stairs lead to the second floor. Bedroom one is a fantastic room with dual elevation and the benefit of an ensuite shower room. There are two further good size bedrooms to this floor plus an attractive fully tiled family bathroom with walk-in shower, again finished to a high quality. Rising up to the top floor you will find bedroom four with Velux windows and another door leads to a room currently being used as a gym, though could easily be used as a further bedroom or study. Externally the lovely private garden commences with a patio area leading to the remainder which has been astro-turfed. To the rear is a further hardstanding area providing parking for two vehicles

MEACOCK & JONES





# 1 Goodwood Avenue, Hutton, Brentwood

Offers in Excess of £750,000 FREEHOLD

- FOUR BEDROOM SEMI-DETACHED HOUSE
- EN-SUITE TO BEDROOM ONE
- OUTSTANDING KITCHEN/DINING ROOM
- 1.5 MILES FROM SHENFIELD MAINLINE RAILWAY STATION AND SHOPPING BROADWAY
- NO ONWARD CHAIN
- BEAUTIFULLY PRESENTED THROUGHOUT
- SPACIOUS LIVING ROOM
- GYM/BEDROOM FIVE
- CLOSE TO EXCELLENT LOCAL SCHOOLS

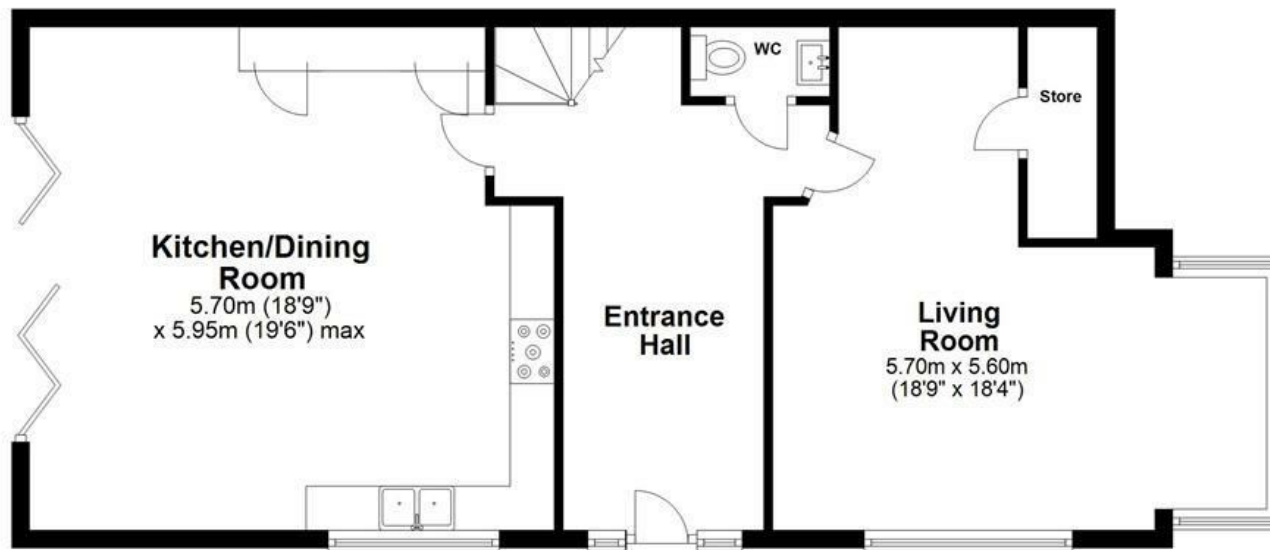
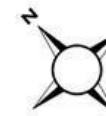






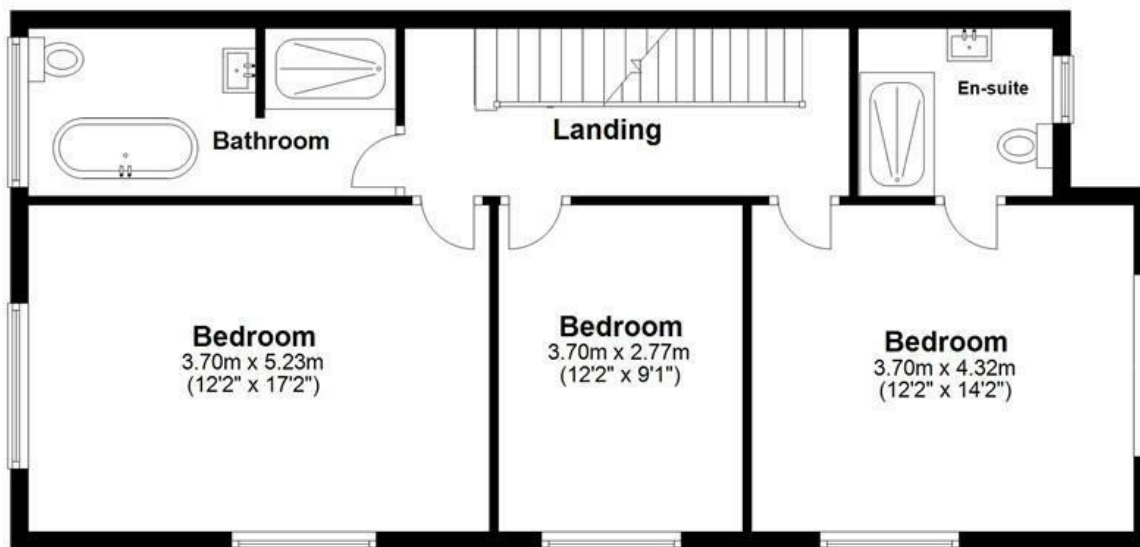
## Ground Floor

Approx. 73.0 sq. metres (786.1 sq. feet)



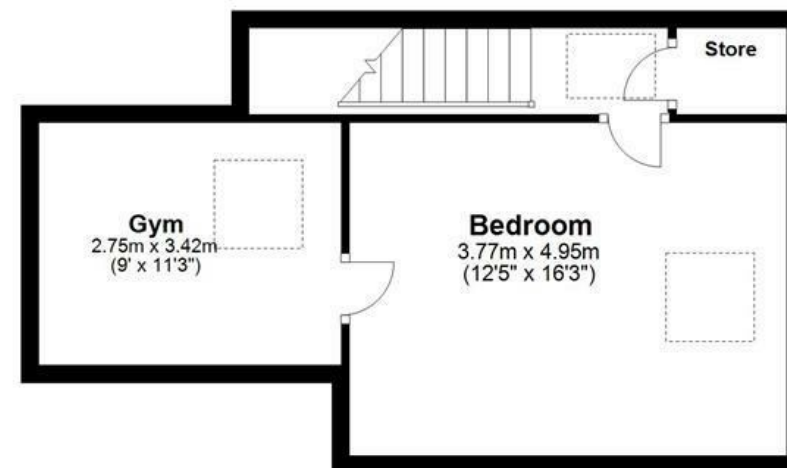
## First Floor

Approx. 69.6 sq. metres (749.0 sq. feet)



## Second Floor

Approx. 35.5 sq. metres (382.0 sq. feet)



Total area: approx. 178.1 sq. metres (1917.0 sq. feet)

**Goodwood Avenue**

### Accommodation Comprises of:-

#### Entrance Hall

#### Downstairs Cloakroom

5'6 x 2'7

#### Living Room

18'9 max 18'4 max

#### Kitchen/Dining Room

16'2 x 21'6

#### First Floor Galleried Landing

#### Bedroom One

12'2 x 14'2

#### En-Suite Bathroom

5'5 x 7'3

#### Bedroom Two

12'2 x 9'1

#### Bedroom Three

12'2 x 17'2

#### Family Bathroom

### Second Floor Landing

#### Bedroom Four

12'5 x 16'3

#### Gym/Bedroom Five

9' x 11'3

#### Externally

#### Rear Garden

#### Front Garden

# MEACOCK & JONES

106 Hutton Road

Shenfield

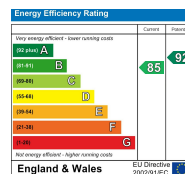
Essex

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### Council Tax Band:

### Local Authority:

Whilst care has been exercised in the preparation of these particulars, statements about the property must not be relied upon as representations or statements of fact. Prospective purchasers must make and rely upon their own enquiries and those of their professional representatives. All measurements, areas and distances given are approximate. We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify they are in working order. Any fixtures or fittings detailed in these particulars are not necessarily included in the sale price and Meacock & Jones and their staff accept no liability for any errors contained therein.

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