



MEACOCK & JONES

2 Bedrooms

Apartment

Located in Shenfield

£485,000



enquiries@meacockjones.co.uk

www.meacockjones.co.uk

01277 218485

Flat No.4 (Plot 1.04) Shenfield Library Development, Brentwood | | CM15 8JD



A brand new, energy efficient, two bedroom 691 square foot first floor apartment, situated in the highly sought after central Shenfield Novus development.

Novus is an exclusive collection of nine luxury, bespoke architect designed one and two bedroom apartments, set above a beautifully re-imagined library and community space. Located within the bustling centre of Shenfield, with exceptional transport links to central London and the beautiful Essex Countryside close by. Set above Shenfield's innovative new library and benefitting from carefully landscaped community gardens, this is a truly unique and inspirational development.

Flat No.4 (Plot 1.04) Shenfield Library

£485,000 Leasehold

- Open Plan Living/Dining/Kitchen
- Two Bath/Shower Rooms
- Secure Car Parking & EV Charging Point
- Superfast Broadband Connection*
- Premier Guarantee 10 Year Warranty
- Two Bedrooms
- Underfloor Heating Throughout
- Lift
- Central Shenfield Location
- Newly Constructed So No Onward Chain and EPC A Rated





NOTES:
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 Contractors must verify all dimensions on site before commencing any work or shop drawings. This drawing is not to be scaled. Unfigured dimensions only subject to statutory approvals or surveys.
 Details shown are liable to change over the course of the design process due to the ongoing construction detailing developments.
 Please note the information contained within this drawing is solely for the benefit of the employer and should not be relied upon by third parties.
 The CDM hazard management procedures for the Chatwoods aspects of the design of this project are to be found on the "Chatwoods - Hazard Analysis and Design Risk Assessment" and/or drawings. The full project design team's comprehensive set of hazard management procedures are available from the Principle Designer appointed for the project.

CD0 Wardrobes extended in line with Client request.
 CD1 Sales Brochure plan - issued for approval

12.10.2023 rpw
 20.09.2023

Rev Revision Description Date Author/Reviewer

SALES PLAN

Ground Floor, Unit B, Dickens Court
 Britton Street, London, EC1M 5SX.
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Chatwoods Project Reference: 4757
 Suitability: S02

Project: Shenfield Library

Client: Essex Housing (ECC)

Drawing Title: Apartment 1.04 Sales Plan

Scale	Wk	Drawn	checked	Date			
1 : 50	A3	IW	NP	09/20/23			
Project	Category	Zone	Level	Type	Ref.	Number	Rev.
4757	CA	XX	01	DR	A	05014	C02

Living/Dining/Kitchen

22'5" x 13'0"

Bedroom One

13'2" x 11'3"

Bedroom Two

11'4" x 9'2"

Bathroom

7'0" x 6'4"

Balcony

11'10" x 5'6"

MODERN LUXURY**BLUEPRINT FOR GREENER LIVING****FINISHES****BATHROOM****KITCHEN****HEATING****CONNECTIVITY****Council Tax Band:****Local Authority:** Brentwood

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

OTHER**ENQUIRIES****NOTES****MEACOCK & JONES**

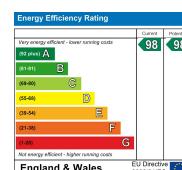
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