

4 Brocksparkwood
Brentwood
£2,295 Per month

MEACOCK & JONES

106 Hutton Road, Shenfield, Essex, CM15 8NB
Tel: 01277 218485
Email: enquiries@meacockjones.co.uk
Web: www.meacockandjones.co.uk

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Situated on the popular Thriftwood development and within the sought-after St Martin's School catchment, this spacious and beautifully presented three-bedroom semi-detached family home is conveniently located close to Shenfield Broadway and the mainline railway station, offering fast London services, including the Elizabeth Line. The property features three good-sized bedrooms, including two doubles, all fitted with floor-to-ceiling wardrobes, and a low-maintenance rear garden.

A glazed panel door opens into the entrance porch, providing useful space for coats and shoes. A further door leads to the downstairs cloakroom/utility room, which currently houses the washing machine. The well-proportioned lounge features a rear-facing window, allowing plenty of natural light, with stairs rising to the first floor. The stylish kitchen/dining area is fitted with an attractive range of Shaker-style units, comprising base cupboards, drawers and matching wall cabinets, complemented by contrasting wooden worktops and a breakfast bar seating for two. Appliances include a Rangemaster cooker, American-style fridge-freezer and integrated dishwasher. There is ample space for a good-sized dining table and chairs, making this an ideal area for family living and entertaining. The kitchen/dining area leads into the spacious conservatory, providing a versatile additional reception space, ideal for relaxing or entertaining.

- **Three Bedroom Semi-Detached House**
- **Beautifully Presented Throughout**
- **Well Proportioned Lounge**
- **Low Maintenance Garden**
- **Stylishly Appointed Kitchen/Dining Area**
- **Garage and Parking for Two Vehicles**
- **Conservatory**
- **St. Martins School Catchment Area**
- **Modern Family Bathroom**
- **Close to Shenfield Mainline Railway Station and shopping Broadway**







Accommodation Comprises of:-

Entrance Porch 4'9 x 2'4 (1.45m x 0.71m)

Downstairs Cloaks Cupboard 6'6 x 3'9 (1.98m x 1.14m)

Entrance Hall

Lounge 16'11" x 12'9" > 12'5 (5.16m x 3.89m > 3.78m)

Kitchen 10'11 x 16'10 (3.33m x 5.13m)

Conservatory 13'9 x 11'8 (4.19m x 3.56m)

First Floor

Bedroom One 10'6 x 9'1 (3.20m x 2.77m)

Bedroom Two 10'3 x 10'9 (3.12m x 3.28m)

Bedroom Three 9'6 x 6'5 (2.90m x 1.96m)

Bathroom 6'1 x 6'2 (1.85m x 1.88m)

Rear Garden

Front Garden - Off Street Parking

Garage

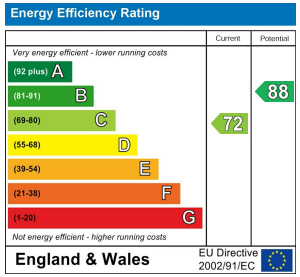


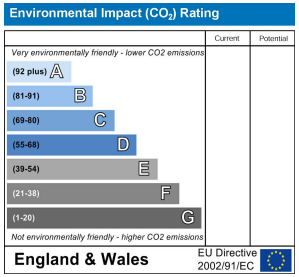









Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
72
88
England & Wales
EU Directive 2002/91/EC


Environmental Impact (CO_2) Rating
Current
Potential
Very environmentally friendly - lower CO2 emissions
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not environmentally friendly - higher CO2 emissions
England & Wales
EU Directive 2002/91/EC