



MEACOCK & JONES

3 Bedrooms
House - Semi-
Detached
Located in Hutton

OIEO £500,000



enquiries@meacockjones.co.uk

www.meacockjones.co.uk

01277 218485

7 Cedar Close Hutton

Brentwood | | CM13 1NE



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Offered to the market with no onward chain is this delightful three bedroom semi-detached family home, situated in a pleasant cul-de-sac. Ideally positioned for Shenfield Broadway and mainline railway station offering fast links to London Liverpool Street and Elizabeth Line services. Located close to well-regarded local schools, including the sought-after St. Martin's School. Potential to extend, subject to the usual planning consents.

From the entrance porch, the property opens into a well proportioned lounge, featuring a Yorkstone fireplace creating an attractive focal point to the room. The lounge benefits from a large downstairs storage cupboard, providing excellent practical storage space. The spacious dining room offers an ideal space for both everyday family living and entertaining, with French doors opening directly onto the garden terrace. A further built-in storage cupboard adds to the practicality of this versatile reception space. The kitchen has been comprehensively fitted with a range of wood-effect units, comprising base cupboards, drawers and matching wall cabinets. There is space for a range of appliances, and a door provides access to the attractive rear garden. A downstairs cloakroom completes the ground floor accommodation.

A galleried landing leads to three generously sized bedrooms. Bedrooms one and three are situated to the front of the property, with bedroom one further benefiting from floor-to-ceiling fitted wardrobes. Bedroom two is positioned to the rear, with delightful views over the rear garden and completing the first floor is a spacious family bathroom featuring a large walk-in shower.

The rear garden is a particularly attractive feature, comprising a patio area with the remainder mainly laid to lawn, all well screened by mature trees, shrubs and hedging, creating a most pleasant and secluded setting. To the front is a block paved driveway providing parking for two vehicles and leading to the garage.



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7 Cedar Close

OIEO £500,000 Freehold

- Three Bedroom Semi-Detached House
- Dining Room
- Spacious Family Bathroom
- Close to Shenfield Railway Station and Shopping Broadway
- Potential to extend, subject to the usual planning consents.
- Lounge
- Kitchen
- 70' Rear Garden
- St. Martin's School Catchment Area
- NO ONWARD CHAIN





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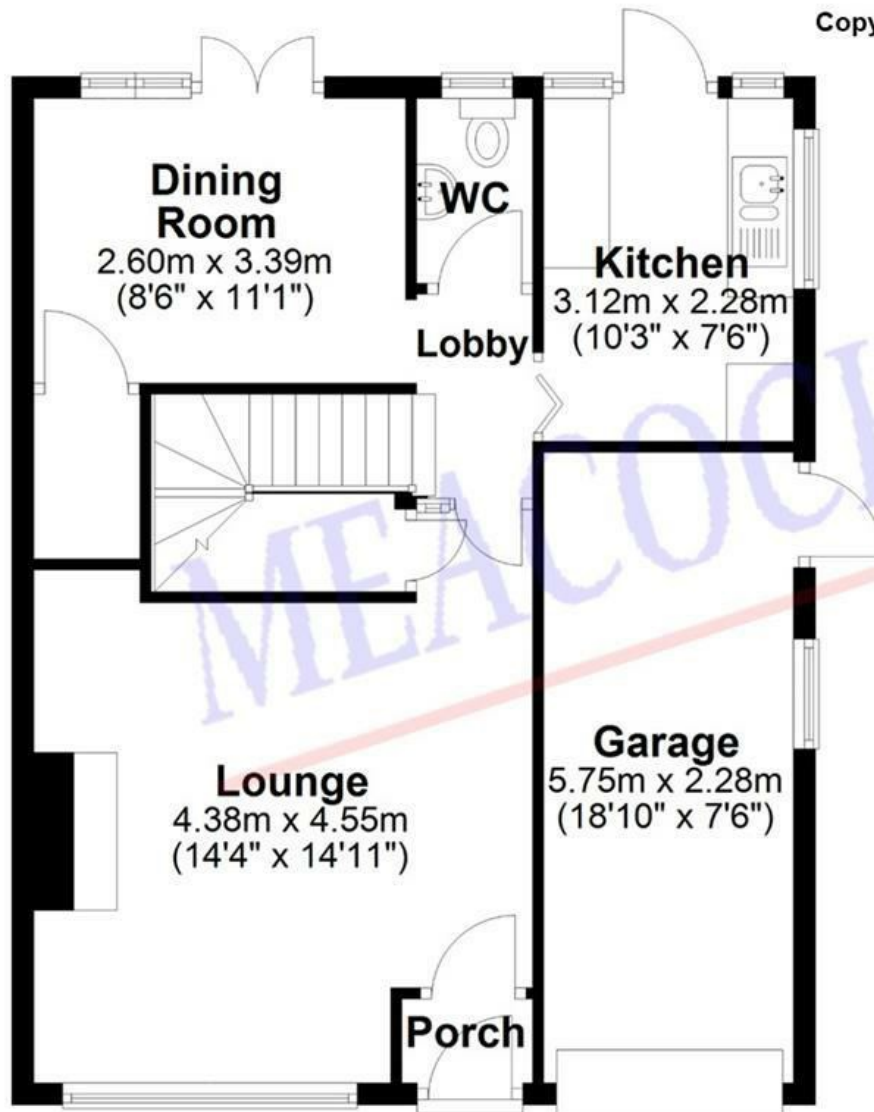
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APPROX INTERNAL FLOOR AREA
MAIN HOUSE 107 SQ M 1157 SQ FT
GARAGE 14 SQ M 149 SQ FT
TOTAL 121 SQ M 1306 SQ FT

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Ground Floor

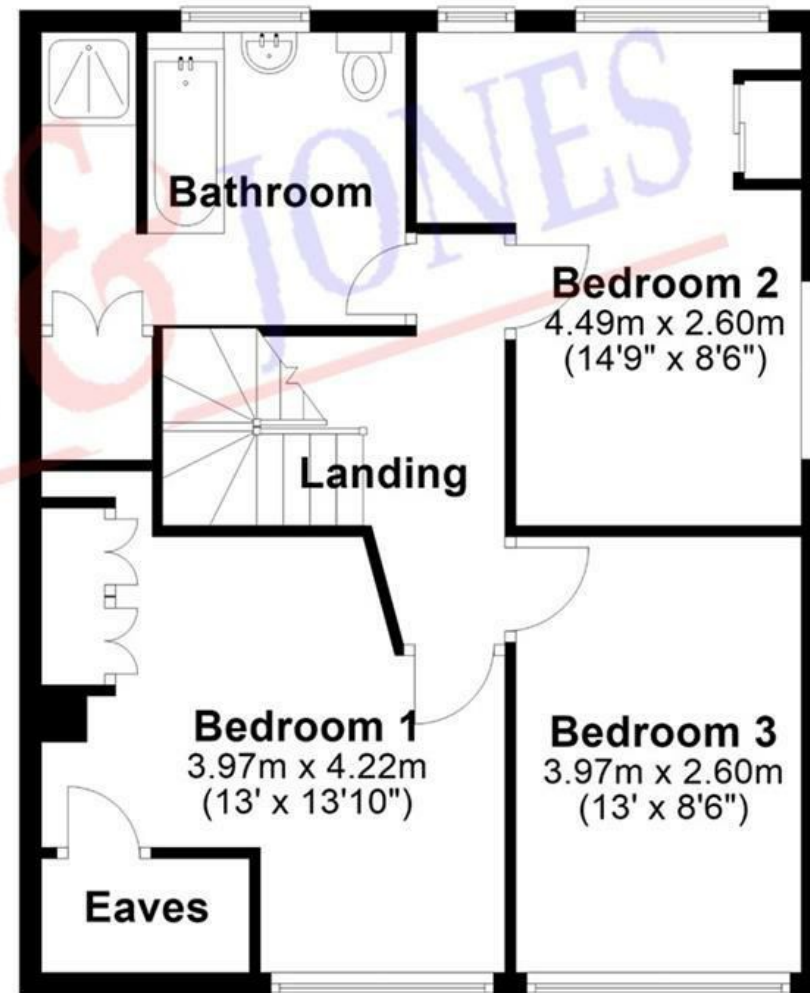


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Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.

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First Floor



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Accommodation Comprises of:-

18'10 x 7'6

Entrance Porch

Lounge

14'11 x 14'4

Dining Room

11'1 x 8'6

Kitchen

10'3 x 7'6

Ground Floor Cloakroom

Part Galleried Landing

Bedroom One

13'10 x 13'

Bedroom Two

14'9 x 8'6

Bedroom Three

13' x 8'6

Family Bathroom

Garage

Council Tax Band: E

Local Authority: Brentwood Borough Council

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		
201-214	B		
155-200	C		
100-154	D		
69-99	E		
55-68	F		
35-54	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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.

MEACOCK & JONES

106 Hutton Road

Shenfield

Essex

CM15 8NB

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