



MEACOCK & JONES

4 Bedrooms

House - Detached

Located in Hutton
Mount

Guide Price
£1,250,000-£1,300,000



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39 Spurgate, Hutton Mount

Brentwood | Essex | CM13 2JT



****Initial offers invited in the region of £1,250,000 - £1,300,000**** Set within the highly sought after Hutton Mount estate, this impressive four-bedroom detached family home occupies a generous plot measuring approximately 0.17 acres, with an enviable frontage of around 50 feet. Planning permission approved for a six-bedroom home Ref 25/00242/HHA. Situated within easy reach of Shenfield Broadway and the mainline railway station offering Elizabeth Line connections. Also located within the highly sought-after St Martin's School catchment area.

A bright and spacious entrance hall features a staircase to the first floor, along with a useful understairs cupboard and cloaks cupboard for additional storage. The kitchen is well-appointed with a range of base and eye-level units, with space for a washing machine, tumble dryer, dishwasher, and freestanding fridge-freezer. A breakfast bar provides informal dining, while a rear-facing window enjoys views over the substantial garden. The well-proportioned dining room overlooks the rear garden, ideal for both everyday meals and entertaining. The dual-aspect lounge is light and inviting, with sliding doors opening onto the west-facing garden. A key focal point is a Yorkstone fireplace with traditional wood mantel. A ground floor cloakroom completes the ground floor accommodation.

To the first floor, a part galleried landing provides access to four well-proportioned double bedrooms, three of which enjoy views over the private west-facing rear garden. The spacious shower room is fitted with a walk-in shower, vanity unit along one wall, and a range of built-in storage cupboards. The large west-facing rear garden features a paved patio area ideal for outdoor entertaining, leading onto a lawn bordered by mature trees and shrubs. The property also benefits from a 50' wide frontage with a block-paved driveway providing off-street parking for several vehicles and access to the garage.



39 Spurgate

Guide Price £1,250,000 - £1,300,000 Freehold

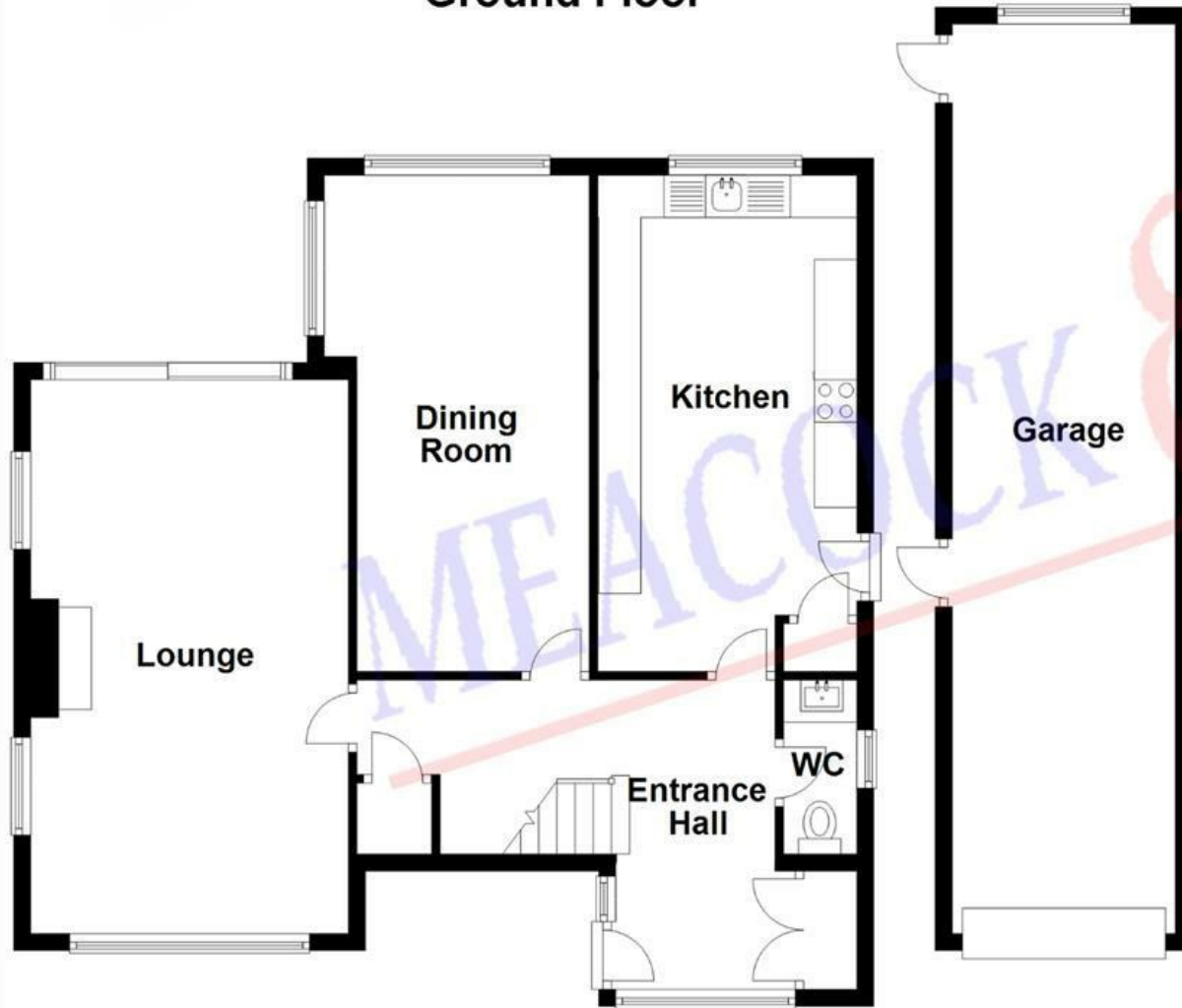
- Four Double Bedrooms
- Dining Room
- Ground Floor Cloakroom
- 0.17 acre plot
- Planning Approved 6 Bedroom House Ref 25/00242/HHA
- Lounge
- Kitchen
- Shower Room
- Garage
- Excellent Location







Ground Floor



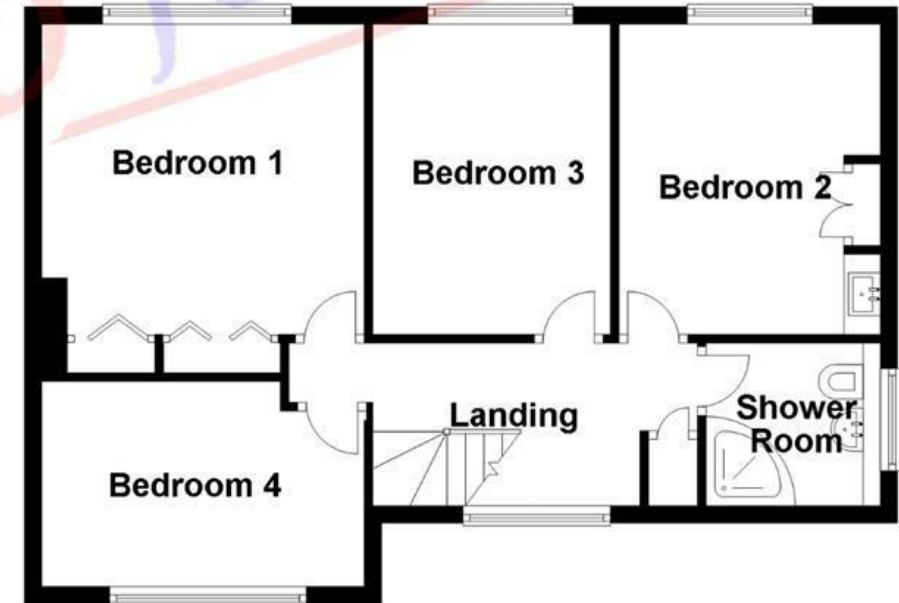
APPROX INTERNAL FLOOR AREA
164 SQ M 1767 SQ FT
EXCLUDING GARAGE

This plan is for layout guidance only and is
NOT TO SCALE

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



Accommodation Comprises:-

Entrance Hall

Ground Floor Cloakroom

6'10 x 2'11

Kitchen

19'2 x 9'10

Dining Room

19'3" x 10'2" > 9'1

Lounge

21'6 x 12'5

Part Galleried First Floor Landing

Bedroom One

12'4 x 11'5

Bedroom Two

11'5 x 9'9

Bedroom Three

11'5 x 9'1

Bedroom Four

12'4 x 7'9

Shower Room

6'10 x 5'8

Externally

Rear Garden

Front Garden

Garage

35'4 x 8'6

MEACOCK & JONES

106 Hutton Road

Shenfield

Essex

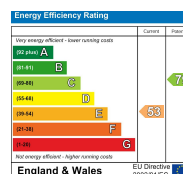
CM15 8NB

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Council Tax Band: G

Local Authority: Brentwood Borough



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