



3 BOVINGDON ROAD, BRAINTREE CM7

GUIDE PRICE £325,000

4 Bedrooms | 2 Bathrooms | 2 Receptions

**** NO ONWARD CHAIN ** COUNTRYSIDE VIEWS **** Situated within the highly regarded village of Bocking, and enjoying countryside views to the front, this overly spacious FOUR bedroom Townhouse style property comes with huge potential. Enjoying accommodation over three floors, this spacious property is ideal for the growing family looking to cement their own stamp on this well proportioned home, and offers a SOUTH FACING rear garden, as well as generous off street parking for up to four vehicles. Early viewing is highly in order to appreciate the accommodation on offer.



GROUND FLOOR

Entrance Hall

Tiled flooring, storage cupboard, radiator, stairs to first floor, door to;

Cloakroom

Tiled flooring, WC, hand wash basin, extractor, radiator

Dining Room 9’8” x 9’7” (2.97 x 2.94)

Tiled flooring, patio doors to rear, radiator, storage cupboard, opening to;

Kitchen 9’8” x 8’7” (2.95 x 2.64)

Tiled flooring, wall and base level units with roll edged work surfaces, space for Range style cooker, inset sink, spaces for washing machine, dishwasher, and low level fridge, window to front aspect

FIRST FLOOR

Landing

Carpet flooring, airing cupboard, door to;

Living Room 18’1” x 9’8” (5.52 x 2.97)

Carpet, window to front & rear aspect, feature. fireplace, 2 x radiators

Bedroom One 15’11” x 8’11” (4.86 x 2.74)

Carpet flooring, windows to front ad rear aspect, built in wardrobes, radiator, door to;

En-Suite

Vinyl flooring, shower enclosure, WC, hand wash basin, window to front aspect, radiator

SECOND FLOOR

Landing

Carpet flooring, velux window to front aspect, loft access, doors to;

Bedroom Two 15’11” x 8’11” (4.87 x 2.74)

Carpet flooring, velux window to front and rear aspect, radiator

Bedroom Three 9’8” x 8’11” (2.96 x 2.74)

Carpet flooring, velux window, built in wardrobe, radiator

Bedroom Four 9’8” x 8’9” (2.96 x 2.67)

Carpet flooring, 2 x windows to front, radiator

Bathroom

Vinyl flooring, bath with shower over, WC, hand wash basin, radiator, window to front aspect

EXTERIOR

Front

Stone shingled parking area to front, car port to side leading to single garage to rear

Rear Garden

Block paved patio area, leading to garden laid largely to lawn, with garage to side

Garage

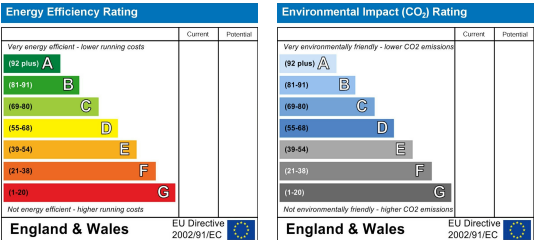
Single Garage with side access door

Area Map



Floor Plans

Energy Efficiency Graph



Branocs endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.



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