



27 BUTTERMERE, BRAINTREE CM77

OFFERS IN EXCESS OF £400,000

4 Bedrooms | 1 Bathrooms | 1 Reception

**** CUL-DE-SAC LOCATION **** Situated within the highly sought-after WHITE COURT development, and within easy walking distance of local schooling, Tesco superstore, and a range of nearby amenities, this well-maintained and generously sized FOUR bedroom DETACHED family home offers excellent living space for growing families.

Internally, the property provides spacious and versatile accommodation, comprising a welcoming entrance hallway, ground floor cloakroom, and a generous L-SHAPED lounge with French doors opening onto the rear garden. The impressive KITCHEN/DINER benefits from a central island, integrated appliances, and a bay-fronted dining area, making it ideal for both everyday living and entertaining.

To the first floor are four well-proportioned bedrooms, in addition to a modern family bathroom suite.

Externally, the property enjoys an enclosed rear garden commencing with a paved patio seating area, with the remainder laid to lawn, and direct access to the GARAGE. To the front, a driveway provides off-road parking.

Early viewing is strongly advised in order to appreciate the space and location on offer.



GROUND FLOOR

Entrance Porch

Door to;

Entrance Hall

Stairs rising to first floor, doors to;

Cloakroom

Obscure double glazed window to side, wall mounted hand wash basin, WC, heated towel rail.

Lounge 17'7" x 16'11" (5.38 x 5.16)

French doors to rear, radiator, storage cupboard, opening to;

Kitchen/ Diner 17'7" x 12'0" (5.38 x 3.68)

Matching wall & base units with central island, inset sink with central mixer tap, eye level integral ovens & coffee machine, induction hob with extractor over, integrated fridge/ freezer, double glazed bay window to front, double glazed window & door to rear.

FIRST FLOOR

Landing

Carpet flooring, loft access, double glazed window to front, doors to;

Bedroom One 12'9" x 10'7" (3.91 x 3.25)

Carpet flooring, double glazed window to rear, radiator.

Bedroom Two 10'5" x 8'9" (3.20 x 2.69)

Carpet flooring, radiator, double glazed window to rear.

Bedroom Three 9'10" x 6'3" (3.00 x 1.91)

Laminate flooring, double glazed window to front, radiator.

Bedroom Four 8'9" x 6'3" (2.69 x 1.91)

Laminate flooring, radiator, double glazed window to front.

Bathroom

Obscure double glazed window to rear, P-bath with shower over, hand wash basin with vanity unit, inset WC, heated towel rail.

EXTERIOR

Garden

Enclosed rear garden commencing with paved patio, remainder laid to lawn & mature trees & shrubs, door to Garage.

Garage

Single garage with up & over door.

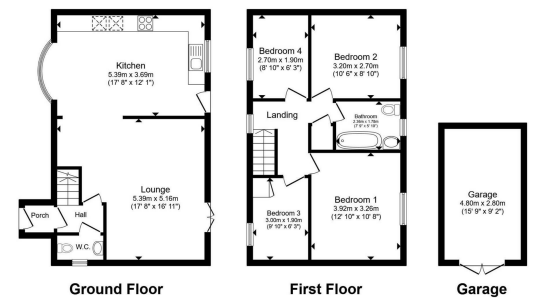
Front Of Property

Front garden laid to lawn with driveway parking to side.

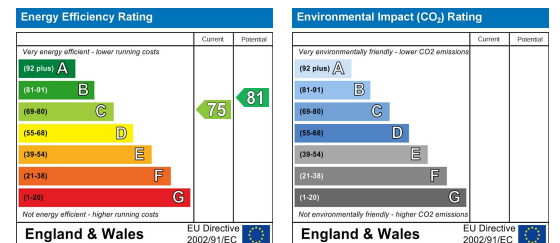
Area Map



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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