



9 RUSHMOOR DRIVE, BRAINTREE CM7

£1,700 PER MONTH

3 Bedrooms | 2 Bathrooms | 2 Receptions

**** AVAILABLE NOW **** Situated upon the highly desirable Heathlands Development, just a short walk from Braintree Town Centre and Braintree Village Stations, Branocs Estates are delighted to offer what is sure to be a sought after family home is this well presented THREE bedroom, TWO bathrooms, TWO reception rooms, DETACHED home. Externally enjoying a generous frontage with driveway parking & single garage, & a spacious low maintenance rear garden, Early viewing is highly advised in order to appreciate the potential on offer.



Entrance Hall

Window to side, radiator, door to:

Cloakroom

WC, hand wash basin, double glazed window

Lounge 17’3 x 11’8 (5.26m x 3.56m)

Laminate flooring, window to front, french doors leading to rear garden, feature fireplace, radiator

Dining Room 11’3 x 9’4 (3.43m x 2.84m)

Laminate flooring, window to front & side, radiator, door to:

Kitchen 14’4 x 7’4 (4.37m x 2.24m)

Wall & base units, integrated oven with four ring gas hob with extractor over, integrated dishwasher & washing machine, space for fridge freezer, window to rear, door leading to rear garden

FIRST FLOOR

Bedroom One 12’2 x 11’2 (3.71m x 3.40m)

Carpet flooring. double glazed window, fitted wardrobe, radiator, door to:

En-Suite

Shower enclosure, WC, pedestal hand wash basin

Bedroom Two 9’7 x 9’2 (2.92m x 2.79m)

Carpet flooring, window to front, radiator, fitted wardrobe

Bedroom Three 10’2 x 7’8 (3.10m x 2.34m)

Carpet flooring, window to rear, radiator

Bathroom

Bath, pedestal hand wash basin, WC, double glazed window, radiator

Rear of Property

Commencing with a patio seating area with a further seating area to the rear, remainder laid to lawn, enclosed by panel fencing, side door to garage, side access gate

Driveway & Garage

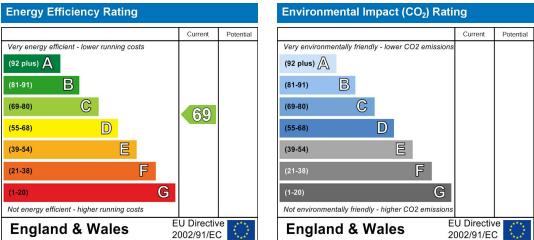
Driveway parking for 2 vehicles, Single Garage.

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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