



Chatsworth Avenue

Great Notley, Braintree, CM77 7ZB

Guide Price £575,000

Freehold
Tax Band:



****GUIDE PRICE £575,000-£600,000**** Boasting a RECENTLY FITTED 20' kitchen/diner with utility room, spacious 17' BAY-FRONTED lounge, STUDY and TWO en-suites plus a NEWLY FITTED bathroom is this very well-proportioned FIVE bedroom detached property. Offering a TANDEM GARAGE with parking for 2-3 vehicles, top floor DRESSING ROOM/SNUG plus NEW BOILER and a generously sized, private rear garden. Set on a sizeable CORNER PLOT and ideally located within the highly regarded Great Notley Garden Village, just a short walk to all shops/amenities & popular schools.



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The accommodation, with approximate room sizes, is as follows:

GROUND FLOOR ACCOMMODATION:

ENTRANCE HALL:

Part-glazed entrance door, stairs to first floor, radiator, carpeted flooring and smooth coved ceiling.

CLOAKROOM:

Opaque double glazed window to side aspect, low level WC, inset wash hand basin with tiled splash backs, heated towel rail, under stairs storage cupboard, tiled flooring and smooth ceiling.

LOUNGE:

17'40 x 11'98 (5.18m x 3.35m)

Double glazed bay window to front aspect, central gas fireplace, radiator, carpeted flooring and smooth coved ceiling. Double doors into kitchen/diner.

KITCHEN / DINER:

20'31 x 10'99 (6.10m x 3.05m)

Double glazed window to rear aspect, a series of matching base and wall units, edged work surfaces incorporating one and a half bowl sink with central mixer tap and drainer, built-in oven and microwave combi-oven, integrated tall fridge and dishwasher, gas hob with extractor hood over, breakfast bar with fitted base units, radiator, tiled flooring and smooth coved ceiling with sunken spotlights. Bi-folding doors onto rear garden.

UTILITY ROOM:

Matching base and wall units, edged work surfaces incorporating single bowl sink with central mixer tap and drainer, newly fitted boiler (in cupboard), space for washing machine and tumble dryer, radiator, tiled flooring and smooth ceiling. Double glazed door to rear garden.

STUDY:

9'10 x 8'58 (3.00m x 2.44m)

Double glazed window to front aspect, radiator, carpeted flooring and smooth coved ceiling.

FIRST FLOOR ACCOMMODATION:

LANDING:

Opaque double glazed window to side aspect, stairs to second floor, airing cupboard, carpeted flooring and smooth ceiling.

MASTER BEDROOM:

14'97 x 11'40 (4.27m x 3.35m)

Double glazed window to front aspect, built-in wardrobes, radiator, carpeted flooring and smooth ceiling.

EN-SUITE:

Opaque double glazed window to side aspect, enclosed and fully tiled single shower unit, low level WC, vanity wash hand basin with tiled splash backs, shaver point, extractor fan, heated towel rail, tiled flooring and smooth ceiling with sunken spotlights.

BEDROOM THREE:

13'35 x 9'44 (3.96m x 2.74m)

Two double glazed windows to front aspect, built-in wardrobes, radiator, carpeted flooring and smooth ceiling.

BEDROOM FOUR:

10'74 x 9'43 (3.05m x 2.74m)

Double glazed window to rear aspect, built-in wardrobes, radiator, carpeted flooring and smooth ceiling.

BEDROOM FIVE:

11'36 x 7'27 (3.35m x 2.13m)

Double glazed window to rear aspect, built-in wardrobes, radiator, carpeted flooring and smooth ceiling.

FAMILY BATHROOM:

Opaque double glazed window to rear aspect, enclosed and fully tiled shower unit, panelled bath with central mixer tap, low level WC, vanity wash hand basin with tiled splash backs, shaver point, extractor fan, heated towel rail, tiled flooring and smooth ceiling with sunken spotlights.

SECOND FLOOR ACCOMMODATION:

DRESSING AREA / SNUG / PLAY AREA:

10'30 x 8'96 (3.05m x 2.44m)

Velux window to rear aspect, radiator, carpeted flooring and smooth vaulted ceiling. (Adjacent to bedroom two and en-suite facility).

BEDROOM TWO:

13'97 x 13'73 (3.96m x 3.96m)

Velux window to rear aspect, built-in wardrobes, eaves storage cupboard, radiator, carpeted flooring and smooth vaulted ceiling.

EN-SUITE:

Opaque double glazed window to rear aspect, enclosed and fully tiled single shower unit, low level WC, pedestal wash hand basin with tiled splash backs, extractor fan, heated towel rail, tiled flooring and smooth ceiling with sunken spotlights.

EXTERIOR:

REAR GARDEN:

Walled rear garden comprising patio area to immediate rear and side, remainder mainly laid to lawn with a series of mature tree and shrubs, shrubbery set into railway sleepers to borders, steps giving gated access to driveway, door to garage and additional gated side access to property frontage.

GARAGE, DRIVEWAY & PARKING:

Tandem length garage located to property rear and fitted with power, lighting and up & over door with eaves storage. Driveway parking for 2-3 vehicles.

AGENTS NOTES:

Council Tax Band: F

For further information regarding this property, please contact Hamilton Piers.

PROVISIONAL DETAILS - AWAITING VENDORS APPROVAL



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All measurements are a guide only and, therefore, can be approximated in some cases. If purchasing, fixtures and fittings, apart from those mentioned in the particulars, are to be agreed with the seller. Some particulars, please note, may also be awaiting the seller's approval. If clarification or further information is required, please contact us.

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