



Maylands Drive

Great Notley, Braintree, CM77 7PY

Guide Price £550,000

Freehold
Tax Band: D



Boasting a FULL RENOVATION THROUGHOUT and benefiting from a generously sized UNOVERLOOKED rear garden with detached OUTBUILDING (annex potential*), a 29' DUAL ASPECT lounge, NEWLY FITTED KITCHEN and TWO EN-SUITES plus family bathroom & d/stairs cloakroom is this impressive EXTENDED three/four bedroom DETACHED property. Offering plenty of further POTENTIAL TO EXTEND (STPP), a new resin driveway for multiple vehicles and ideally located in sought after Great Notley, just a short walk to all local shops/amenities & popular schools with convenient access to Braintree Town Centre/Station, A120/M11 & Chelmsford. Viewings highly advised!



Maylands Drive, Great Notley, Braintree, CM77 7PY

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

GROUND FLOOR ACCOMMODATION:

ENTRANCE HALL:

Part-glazed secure main entrance door, stairs to first floor, tiled flooring and smooth ceiling.

LOUNGE:

29'3 x 12'4 (8.92m x 3.76m)

Double glazed window to front aspect, three radiators, carpeted flooring and smooth coved ceiling. Double doors to rear garden.

KITCHEN:

11'3 x 9'1 (3.43m x 2.77m)

Double glazed window to front aspect, a series of matching base and wall units, edged work surfaces incorporating a one and a half bowl sink with central mixer tap and drainer, built-in double oven, gas hob with extractor over, integrated fridge/freezer and dishwasher, space for washing machine, wall-mounted boiler (in cupboard), tiled flooring and smooth ceiling with sunken spotlights.

DINING ROOM:

12'7 x 8'2 (3.84m x 2.49m)

Under stairs cupboard, radiator, tiled flooring and smooth ceiling with sunken spotlights. Bi-folding doors across rear aspect.

CLOAKROOM:

Opaque double glazed window to rear aspect, low level WC, vanity wash hand basin with tiled splash back, radiator, extractor fan, laminate flooring and smooth ceiling with sunken spotlights.

MASTER BEDROOM:

15'8 x 9'9 (4.78m x 2.97m)

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

EN-SUITE:

Enclosed and fully tiled double shower, low level WC, vanity wash hand basin with tiled splash back, extractor fan, heated towel rail, laminate flooring and smooth ceiling with sunken spotlights.

FIRST FLOOR ACCOMMODATION:

LANDING:

Double glazed window to rear aspect, loft access, radiator, carpeted flooring and smooth ceiling.

BEDROOM TWO:

12'8 x 11'3 (3.86m x 3.43m)

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

EN-SUITE:

Opaque double glazed window to front aspect, enclosed and fully tiled double shower, low level WC, inset wash hand basin with tiled splash back, extractor fan, heated towel rail, laminate flooring and smooth ceiling with sunken spotlights.

BEDROOM THREE:

10'7 x 9'5 (3.23m x 2.87m)

Double glazed windows to front and side aspects, radiator, carpeted flooring and smooth ceiling.

BEDROOM FOUR:

9'4 x 8'7 (2.84m x 2.62m)

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

FAMILY BATHROOM:

Opaque double glazed window to side aspect, panelled bath with central mixer tap and shower over, inset WC, inset wash hand basin with tiled splash back, extractor fan, heated towel rail, vinyl flooring and smooth ceiling with sunken spotlights.

EXTERIOR:

REAR GARDEN:

Unoverlooked and generously sized rear garden comprising patio area across property rear, secure steel pergola, storage sheds, gated side access, pathway to detached rear outbuilding.

GARDEN ROOM / STUDIO / OFFICE:

22'11 x 12'8 (6.99m x 3.86m)

Fitted with double glazed windows and French doors, power and lighting, surrounding by raised decking area.

DRIVEWAY AND PARKING:

Driveway parking for multiple vehicles.

AGENTS NOTES:

Council Tax Band: D

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



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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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