



Keith
Ashton

Luthers Close, Kelvedon Hatch
Brentwood



15 LUTHERS CLOSE

Kelvedon Hatch Brentwood, CM15 0DJ

Set in a popular village location in a quiet cul-de-sac, we are pleased to bring to market this three/four-bedroom, link-detached house which is within easy reach of all local amenities and just a short drive of around 5 miles to Brentwood & Shenfield Town centres. This family home offers spacious accommodation of over 1600 sq.ft and has been extended to the rear and into the loft space. There is off street parking to the front which includes an integral, double length garage whilst to the rear you will find a good-sized, well-maintained, sunny South facing garden. The property benefits from having NO ONWARD CHAIN and is an excellent opportunity for the next homeowner to put their stamp on the property, creating a wonderful family home.

THREE / FOUR BEDROOM, LINK-
DETACHED FAMILY HOME

BRIGHT & SPACIOUS LOUNGE / DINER

POPULAR VILLAGE LOCATION

KITCHEN & SEPARATE UTILITY

ATTRACTIVE & WELL-MAINTAINED REAR
GARDEN

NO ONWARD CHAIN

Guide Price £525,000

STUDY / HOME OFFICE (POTENTIAL 4TH
BEDROOM)

DRIVEWAY & DOUBLE LENGTH GARAGE



Description

Accessing the hallway you will find two useful storage cupboards, stairs rising to the first floor and doors into the living room, kitchen and into a modern ground floor cloakroom. The kitchen, which sits at the front of the property is well fitted in a range of wall and base units with glass display cabinet and contrasting work surfaces over, and there is also a peninsular breakfast. There is plenty of space provided for freestanding appliances, which includes an integrated double oven. A bright and spacious living room is a lovely comfortable place to sit and relax with views over the garden via sliding patio doors. Within the lounge there are double doors which give access to the conservatory where you have further access into the rear garden. Off the conservatory there is a separate utility room which has pedestrian access into the rear of the garage.

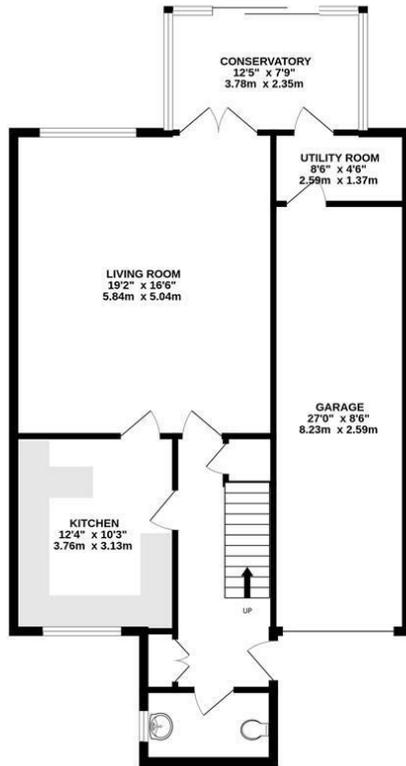
The property has three bedrooms to the first-floor level, along with a family bathroom with panelled bath which includes overhead and handheld shower attachments, a pedestal wash hand basin and w.c. There are air conditioning units installed in the master bedroom and bedroom two. The property has been extended into the loft space and is currently being used as a spacious study/home office, but has excellent potential for use as a fourth bedroom.

To the rear of the property there is a spacious & well-maintained, sunny South facing rear garden with paved patios and pathway and lovely well-stocked flower beds. To the front a block paved driveway provides parking for two vehicles, in addition to an integral, double length garage.

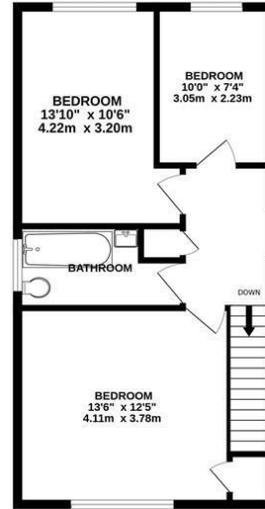




GROUND FLOOR
952 sq.ft. (88.4 sq.m.) approx.



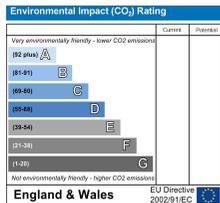
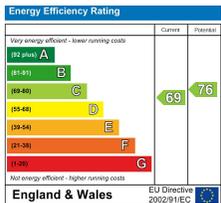
1ST FLOOR
508 sq.ft. (47.2 sq.m.) approx.



2ND FLOOR
172 sq.ft. (16.0 sq.m.) approx.



TOTAL FLOOR AREA : 1632 sq.ft. (151.6 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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SERVICES:
Local Authority: Brentwood
Council tax band: E
Post Code: CM15 0DJ

VIEWING:
Strictly by prior arrangement with Keith Ashton Estate Agents

MORTGAGE INFORMATION: We offer the additional facility of an in-house Independent Financial Adviser who will access all mortgage lenders with the purpose of providing you with the benefit of choice. For quotations or comparables please call 01277 375757 or visit our interactive website at www.mortgagebusiness.net

We the Agent have not tested any apparatus, fittings or services for this property. The plot size is intended merely as a guide and has not been officially measured or verified by the Agent. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. As part of the service we offer we may recommend ancillary services to you which we believe may help you with your property transaction. We wish to make you aware, that should you decide to use these services we will receive a referral fee. For full and detailed information please visit 'terms and conditions' on our website www.keithashton.co.uk

