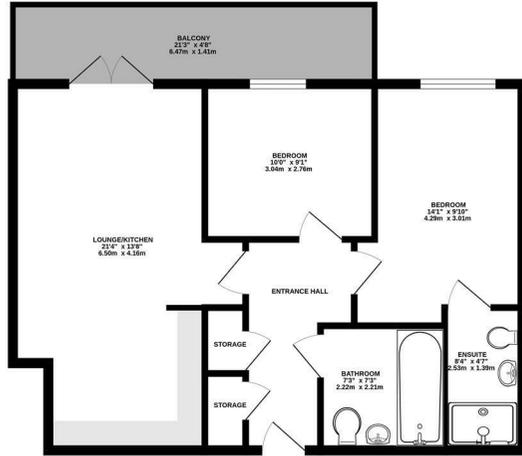




**Keith
Ashton**

Rollason Way,
Brentwood

FIRST FLOOR
625 sq.ft. (58.1 sq.m.) approx.



TOTAL FLOOR AREA - 625 sq.ft. (58.1 sq.m.) approx.
Measurements are approximate. Not to scale. Dependent upon plot only.
View on www.keithashton.co.uk



10 Radcliffe House Rollason Way, Brentwood, CMI 4 4DY

****Guide Price £300,000 - £315,000**** We are delighted to bring to market this beautifully presented, first-floor apartment, ideally located just 0.3 miles from Brentwood station, providing excellent connections into London and beyond.

This bright and well-proportioned home enjoys an attractive outlook across the green, best appreciated from its private balcony—an ideal space for relaxing or entertaining. The accommodation opens with a welcoming entrance hall, leading through to a spacious lounge with double doors onto the balcony, creating a wonderful sense of light and openness. The kitchen is well-appointed with a range of wall and base units and integrated appliances.

The property offers two double bedrooms, including a principal bedroom with en-suite shower room, alongside a sleek and modern family bathroom. Further benefits include secure allocated parking for one vehicle.

Located under a mile from Brentwood High Street, with its mix of shops, bars, and restaurants, this attractive apartment presents an ideal opportunity for first-time buyers, investors, and commuters alike.

Guide Price £300,000 - £315,000

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
80	82	A	A
Very energy efficient - lower running costs (82 plus) A		Very environmentally friendly - lower CO ₂ emissions (82 plus) A	
(81-81) B		(81-81) B	
(80-80) C		(80-80) C	
(75-80) D		(75-80) D	
(70-75) E		(70-75) E	
(65-70) F		(65-70) F	
(55-65) G		(55-65) G	
Not energy efficient - higher running costs EU Directive 2002/91/EC		Not environmentally friendly - higher CO ₂ emissions EU Directive 2002/91/EC	

SERVICES:

Local Authority: Brentwood
Council tax band: D
Post code: CM14 4DY

VIEWING:

Strictly by prior arrangement with Keith Ashton Estate Agents

OPENING HOURS:

Monday to Friday: 8.45AM - 6.30PM | Saturdays: 9AM - 5.30PM | Sundays: 10AM - 2PM

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 260858 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

Brentwood
Tel. 01277 260858

Village Office
Tel. 01277 375757

Lettings Office
Tel: 01277 202200

Explore more @ www.keithashton.co.uk

