



Keith
Ashton *Signature Homes*

Exclusively for the Promotion of Premium Properties



5 BROOK ROAD Brentwood, CM14 4PT

£1,295,000

Set back behind a generous gravel driveway and surrounded by well-kept gardens, this substantial seven-bedroom detached home offers a high standard of living in a sought-after residential area of Brentwood. The property combines traditional character with modern finishes, creating a practical yet stylish home suited to contemporary family life.

The house is exceptionally well presented throughout and offers an excellent balance of comfort, space and convenience. Located in a popular and welcoming neighbourhood, it benefits from a wide range of local amenities, well-regarded schools and strong transport links, making it an ideal choice for both families and professionals.

On arrival, the property makes a strong first impression with its attractive frontage and neatly maintained exterior. Inside, the accommodation is spacious and well laid out, providing flexibility for everyday living as well as entertaining.

- IMPRESSIVE DETACHED FAMILY HOME
- SEVEN BEDROOMS
- IMPECCABLY DECORATED THROUGHOUT
- THREE BATHROOMS
- GOOD LOCAL SCHOOLING NEARBY
- DETACHED DOUBLE GARAGE
- BEAUTIFULLY KEPT REAR GARDEN
- PRIME BRENTWOOD LOCATION



Description

Internally, the property is generously proportioned and thoughtfully laid out, offering versatile living across two floors. The impressive entrance hallway flows into a series of elegant, interconnected spaces. At the heart of the home is the living room, featuring a beautiful purpose-built fireplace, offering a truly magnificent setting for both formal gatherings and relaxed evenings. The adjoining garden room provides a serene, light-filled retreat with French doors opening out to the garden. Expansive windows allow natural light to flood the interior, creating a bright and uplifting ambience throughout the home.

The bespoke kitchen (16'3" x 11'10") has been expertly appointed with generous cabinetry, high-end appliances, and ample room for informal dining. There is a comfortable TV room and two double bedrooms on the ground floor (one of which could alternatively serve as a study) all accompanied by a sleek family bathroom and a separate utility/laundry area, offering rare ground-floor versatility.

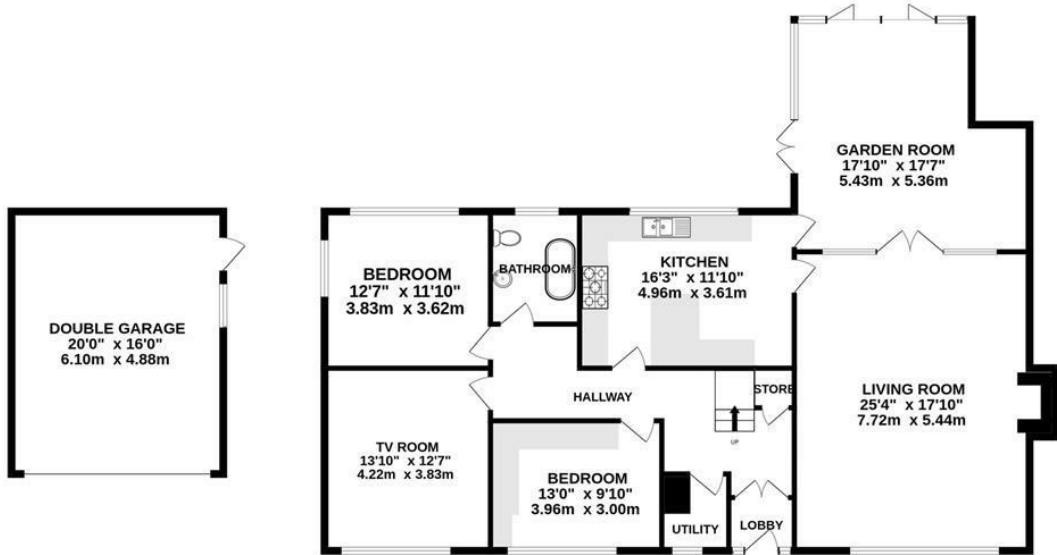
Rising to the first floor, the upper floor houses a further three bedrooms, including the luxurious 17'10" x 12'10" principal suite - a sanctuary of comfort with fitted wardrobes and a sumptuous shower room. Two additional bedrooms share access to another modern shower room and enjoy charming views over the landscaped surroundings. A large landing with eaves storage and a quiet separation between rooms enhances the sense of privacy and peace throughout this level.

Externally, the property is approached via a sweeping gravel driveway that leads to a substantial detached double garage (20'0" x 16'0"), offering generous off-street parking and versatile storage options. The rear garden mirrors the meticulous care of the front, unfolding into an elegant outdoor haven. Three distinct entertaining terraces provide idyllic settings for hosting guests or indulging in alfresco dining. Beyond, an immaculately manicured lawn is framed by mature, professionally landscaped borders, delivering both privacy and year-round visual appeal.





GROUND FLOOR
1913 sq.ft. (177.8 sq.m.) approx.



1ST FLOOR
1161 sq.ft. (107.8 sq.m.) approx.



TOTAL FLOOR AREA : 3074 sq.ft. (285.6 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
Made with Metropix ©2025

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(B2-aw*)	A		
(B1-*)	B		
(B0-*)	C		
(D5-*)	D		
(D9-*)	E		
(D1-*)	F		
(D4-*)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	71

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(B2 plus)	A		
(B1-*)	B		
(B0-*)	C		
(D5-*)	D		
(D9-*)	E		
(D1-*)	F		
(D4-*)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	57

SERVICES:

Local Authority: Brentwood
Council tax band: G
Post Code: CM14 4PT

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 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 01277 260858
Village Office 01277 375757
Lettings Office 01277 202200

OPENING HOURS:

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

www.keithashton.co.uk

