



## School Road , Downham, CM11 1QP Asking Price £900,000

This detached three-bedroom property is offered for sale in the sought-after village of Downham, on the outskirts of Billericay. Providing flexible accommodation over the ground floor, it features two reception rooms, including a second reception room/study that is ideal for home working or a playroom. A conservatory extends the living space and offers views over the garden, while a separate utility room supports the main kitchen area, helping to keep household tasks neatly organised.

The layout also includes two bathrooms, one of which is a ground floor WC with shower, offering additional convenience for families and visiting guests. The combination of reception space, bedrooms and ancillary rooms makes this home well suited to families seeking a practical and comfortable base in a village setting.

The first floor consists of the 3 bedrooms and family 4 piece bathroom.

Outside, the property benefits from off-street parking and a garage. The rear garden is unoverlooked with rear access into the garage. The garden features lawn and patio areas with tree-lined and shrubbed borders ensuring privacy.

Downham benefits from a semi-rural feel while still offering access to nearby Billericay and Wickford

- THREE BEDROOM DETACHED HOUSE
- SITUATED IN THE SOUGHT AFTER VILLAGE OF DOWNHAM
- SPACIOUS ACCOMODATION
- CONSERVATORY
- OFF STREET PARKING
- GARAGE
- UN OVERLOOKED REAR GARDEN
- UTILITY ROOM
- COUNCIL TAX BAND - F - CHELMSFORD
- EPC - D

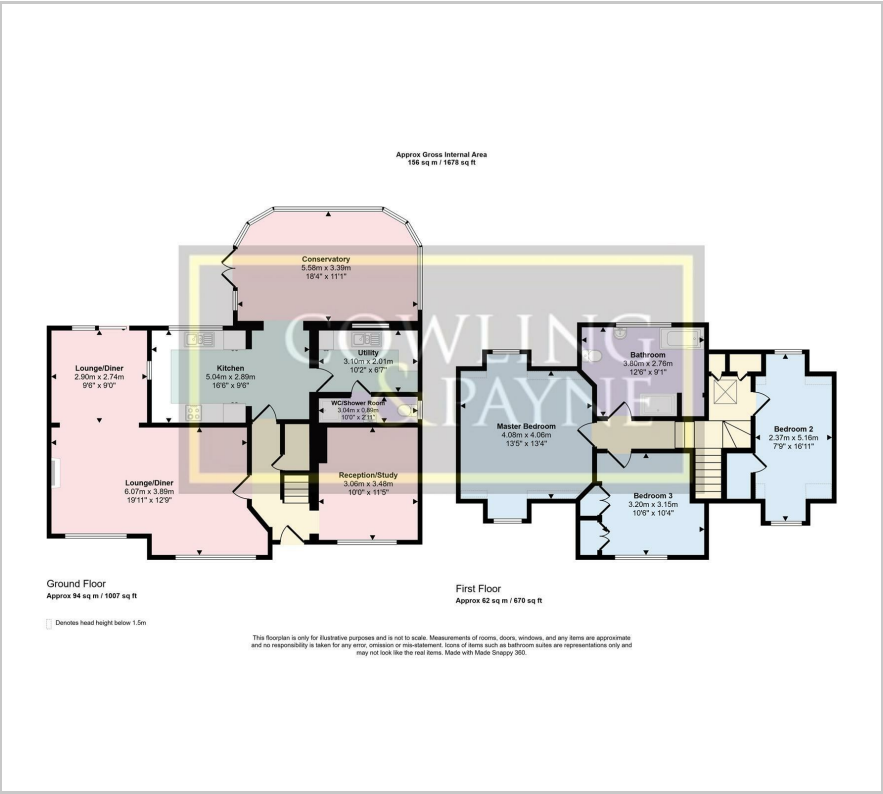
### Viewing

Please contact our Sales Office on 01268 730707 if you wish to arrange a viewing appointment for this property or require further information.





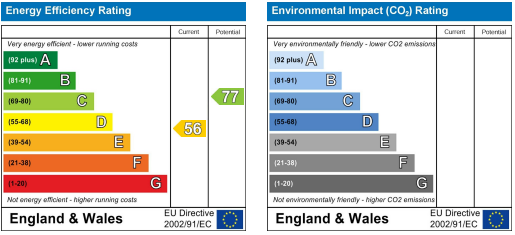
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.