



**Keith  
Ashton**

Warley Mount, Warley  
Brentwood





## 41 WARLEY MOUNT

Warley Brentwood, CM14 5EP

**\*\*Guide Price - £575,000 - £600,000\*\*** We are delighted to bring to the market this three-bedroom semi-detached family home located in the sought-after Warley Mount area. Conveniently located for the station, the property also is within close proximity of good local schooling and is just a short walk from the popular King Georges Playing Fields and the beautiful Thorndon Country Park. There are three double bedrooms, a large lounge/diner, a modern fitted kitchen, a spacious conservatory, and a modern family bathroom. Externally the property enjoys off-street parking to the front and a rear garden laid mainly to lawn.

- THREE DOUBLE BEDROOMS
- SEMI-DETACHED
- FAMILY HOME
- OFF STREET PARKING
- CLOSE TO BRENTWOOD MAINLINE STATION
- CLOSE TO GOOD LOCAL SCHOOLING
- MODERN FAMILY BATHROOM
- THORNDON COUNTRY PARK NEARBY

Guide Price £575,000





## Description

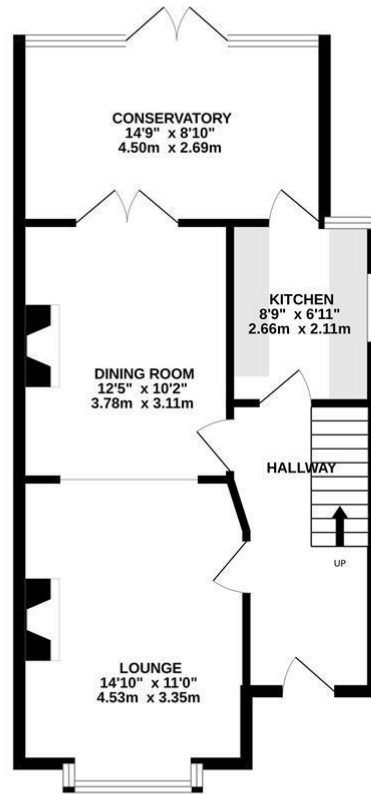
The internal accommodation commences with a spacious and welcoming hallway, from here there is access to the large, open-plan lounge/dining room which draws light from the bay window at the front elevation and centres around a feature fireplace. Located adjacent to the main reception room is the kitchen, comprising a range of above and below-counter storage units, ample worktop space, and various integrated appliances. The purpose-built conservatory allows access to the rear garden.

On the first floor, there are three double bedrooms with the master bedroom to the front with the remaining two bedrooms located to the rear of the property. A contemporary family bathroom completes the internal layout.

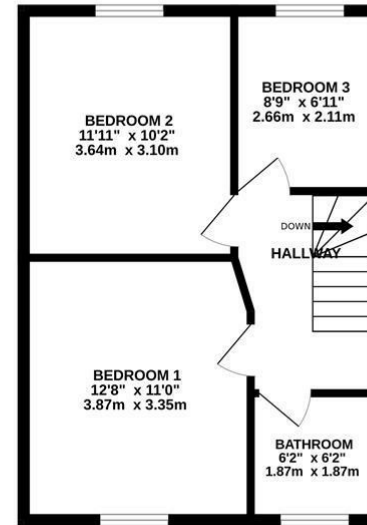
Externally the property enjoys a good-sized rear garden that commences with a decked area with the remainder laid principally to lawn. To the front of the property is a brick paved driveway with off street parking for two vehicles.



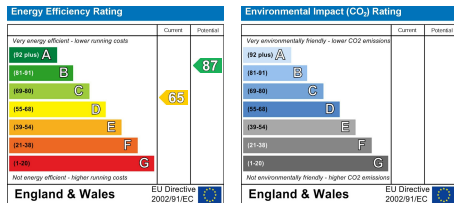
GROUND FLOOR  
550 sq.ft. (51.1 sq.m.) approx.



1ST FLOOR  
422 sq.ft. (39.2 sq.m.) approx.



TOTAL FLOOR AREA : 972 sq.ft. (90.3 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only  
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**SERVICES:**

Local Authority: Brentwood  
Council tax band: D  
Post code: CM14 5EP

**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](http://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](http://www.keithashton.co.uk)

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