



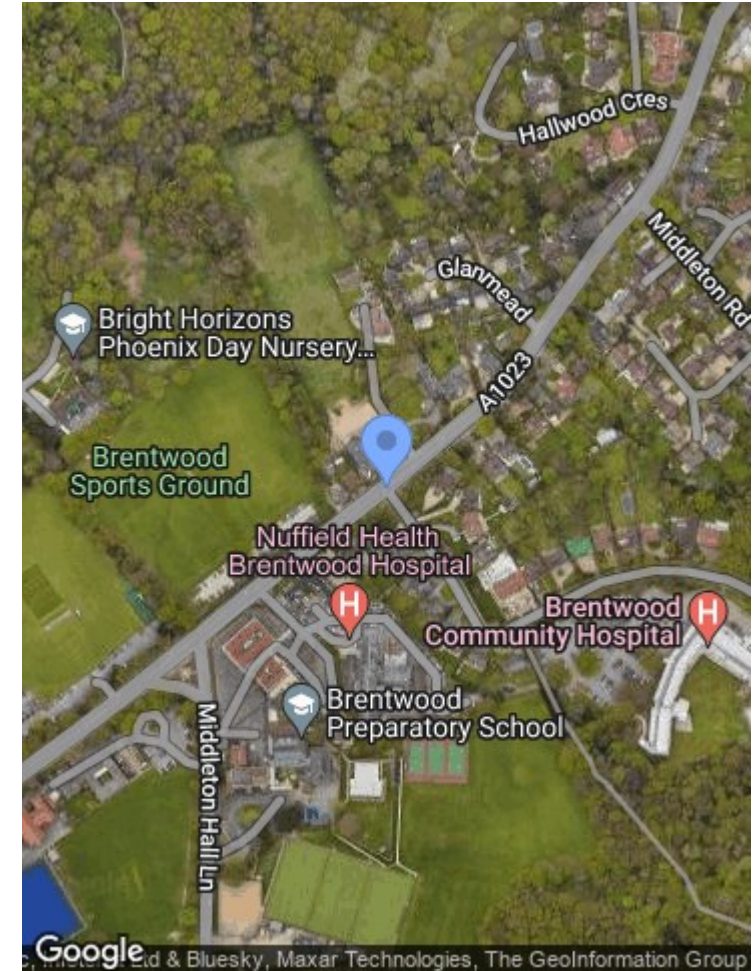
Keith  
Ashton Land & New Homes

Shenfield Road, Shenfield  
Brentwood

# APARTMENT 3 - 'THE SHEAS' 41 SHENFIELD ROAD

Guide Price £945,000

Shenfield Brentwood, CM15 8EN



We are delighted to bring to market this BRAND NEW, gated development, consisting of just nine NEW BUILD luxury apartments. 'The Sheas' is perfectly positioned with views over open space to the rear, including the beautiful Merrymeade Country Park, ideal for a relaxing walk around its 84 acres, consisting of woods and grassland. For those looking for easy access into London, viewers will note that the development is within walking distance to both Brentwood and Shenfield mainline train stations, serving the Elizabeth Line and fast trains into London, where you will also find great high street shopping, bars and restaurants. Each apartment offers spacious living accommodation, en-suite bath, and/or, shower rooms, in addition to main bathrooms, air conditioning units and underfloor heating with luxury fittings throughout. Furthermore, there is secure allocated parking and landscaped communal gardens, plus private outdoor space for selected apartments.

- THREE DOUBLE BEDROOMS
- EN-SUITE TO MASTER BEDROOM
- 1247 SQ.FT OF ACCOMMODATION
- PRIVATE PATIO
- LUXURY GROUND FLOOR APARTMENT
- WALKING DISTANCE TO MAINLINE TRAIN STATIONS
- SEPARATE UTILITY ROOM
- ALLOCATED PARKING

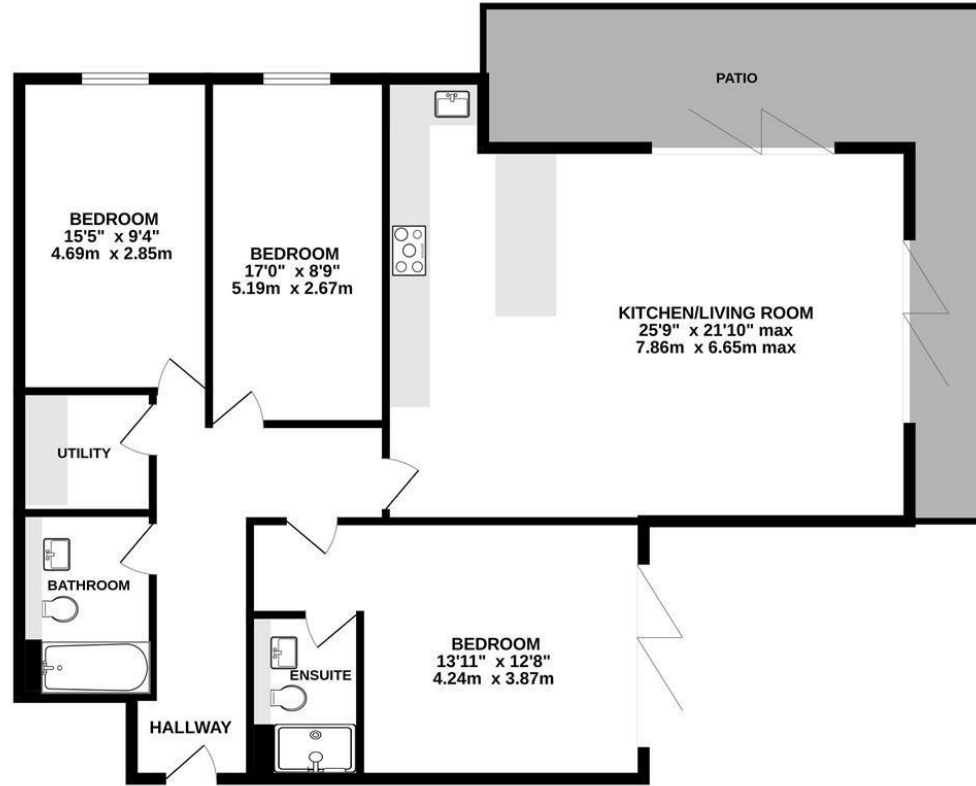
Apartment 3 'The Sheas' – (1247 sq.ft) this GROUND FLOOR three bedroom, apartment has an I-shaped entrance hall offering access to all rooms. A main bathroom off the hallway comprises of a panelled bath with handheld and 'rainfall' overhead shower, w.c. and a wash hand basin set into a modern vanity unit. There are three double, well-proportioned bedrooms with bedroom one having access into an en-suite shower room. There are also bi-folding doors in the master bedroom which give access to private outdoor space.

Measuring 25'9 x 21'10, an open plan kitchen / living room has bi-folding doors onto a private patio, from two aspects. The kitchen is fitted in a range of quality 'Crabtree & Hargreeves' wall and base units with island unit with seating to one side. Integrated appliances include fridge/freezer, integrated oven and microwave and induction hob with extractor above. There is further space for a washing machine and tumble dryer in a separate utility off the hallway.

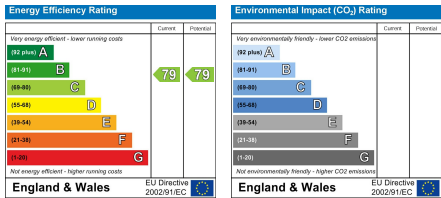
Throughout the apartment there are oak doors and flooring, luxury carpets and high spec fittings, including underfloor heating and air conditioning unit. There are two allocated parking bays provided along with visitor parking. There is also access to the landscaped communal gardens.



GROUND FLOOR  
1247 sq.ft. (115.8 sq.m.) approx.



TOTAL FLOOR AREA : 1247 sq.ft. (115.8 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only  
Made with Metropix E2024



**SERVICES:**

Local Authority: Brentwood  
Council tax band: G  
Post code: CM15 8EN

**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)

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