



Keith
Ashton

Brackens Drive, Warley
Brentwood



28 BRACKENS DRIVE

Warley Brentwood, CM14 5UF

GUIDE PRICE £550,000 -
£600,000

Guide Price - £550,000 - £600,000 Overlooking a greensward on the popular Brackenswood Development is this spacious three bedroom family home. Ideally located within just a short distance of Brentwood's Mainline Station, and for families with young children, Warley Primary School is within walking distance. The property is also conveniently situated for Brentwood's vibrant town centre, local amenities, and country parks. The property boasts a large reception room, kitchen and breakfast room, a study and a WC. To the first floor there are three bedrooms, and a contemporary bathroom. Externally the property enjoys a private rear garden and garage.

- DETACHED FAMILY HOME
- GARAGE
- THREE BEDROOMS
- WARLEY PRIMARY SCHOOL NEARBY
- LARGE RECEPTION ROOM
- CLOSE TO BRENTWOOD MAINLINE STATION
- SEPERATE STUDY
- PRIVATE REAR GARDEN



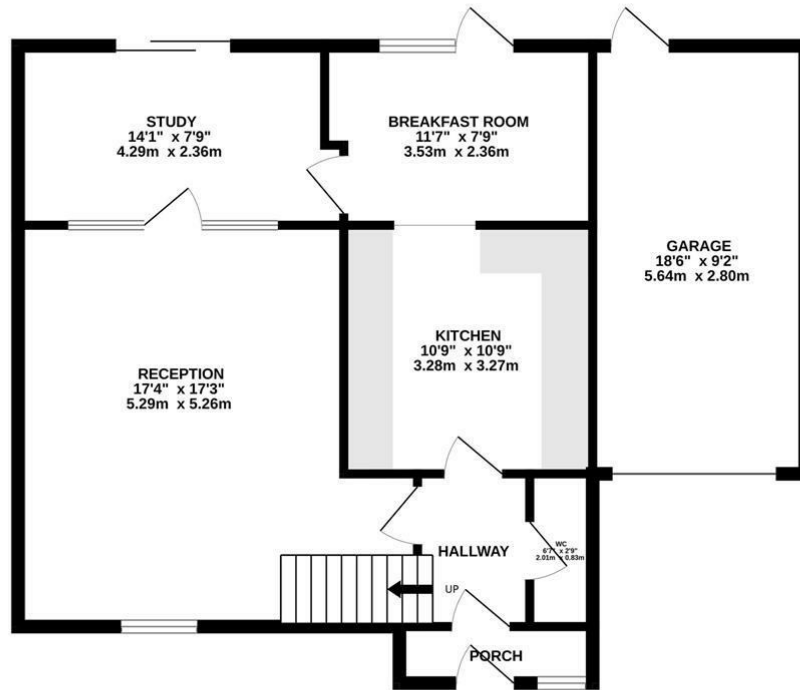
Description

The internal accommodation commences with a good sized porch, welcoming you into the hallway that gives access to both the reception room and kitchen and is home to the WC. The main reception room is a light and airy space, and centres around a brick built feature fireplace. Located adjacent to the reception room is the kitchen/breakfast room comprising a range of above and below counter storage units, ample worktop space and various integrated appliances. There is space for a table and chairs within the breakfast room, perfect for family meal times together. The study can be accessed via both the reception or breakfast rooms and gives opportunity for those wishing to work remotely from home.

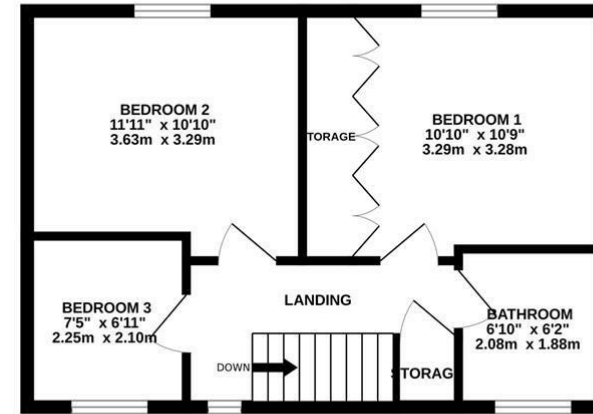
Rising to the first floor there are three bedrooms, two of which are good sized doubles and a single, with the master bedroom boasting built in wardrobes. To complete the internal layout of the property there is a contemporary family bathroom. Externally the property enjoys a private rear garden, laid principally to lawn with mature, well stocked shrub borders. There is also access to a garage. To the front of the property there is further access to the garage and a driveway giving off street parking.



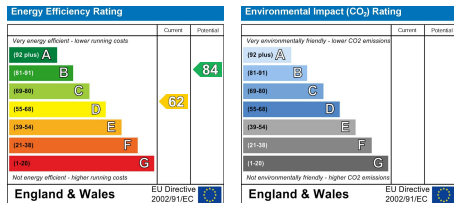
GROUND FLOOR
813 sq.ft. (75.5 sq.m.) approx.



1ST FLOOR
425 sq.ft. (39.5 sq.m.) approx.



TOTAL FLOOR AREA : 1238 sq.ft. (115.0 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 5UF

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

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