



Keith
Ashton

Honeypot Lane,
Brentwood



47 HONEYPOT LANE

Brentwood, CM14 4QX

Offers In Excess Of £940,000

**** Offers In Excess of £900,000 **** Laying to the west of Brentwood Town Centre, in a sought-after location bordering the Homesteads, is this spacious, well presented family home with self-contained Annex. With large frontage providing parking for numerous vehicles and overlooking fields to the side and rear this unoverlooked property sits a mile from Brentwood's Mainline train station and is within the outstanding rated St Peter's primary school catchment area.

SPACIOUS SEMI-DETACHED FAMILY HOME WITH ANNEX

SOUGHT AFTER LOCATION

SELF-CONTAINED ANNEX

OPEN PLAN KITCHEN/DINER

ST PETERS SCHOOL CATCHMENT

CLOSE TO SOUTH WEALD COUNTRY PARK

WITHIN A MILE OF BRENTWOOD TRAIN STATION

UNOVERLOOKED TO FRONT, BACK AND SIDE



Description

The bright entrance hall gives access to the impressive sitting room with feature fireplace and two sets of French doors leading out to the garden. Further along the hallway you'll find a study area plus utility room with ground floor WC. The open plan kitchen/diner spans from the front to the back of the property providing plenty of natural light and access via French doors out to the rear garden. With base and wall units providing plenty of storage, granite work surfaces, integral dishwasher and a double bosh oven. There is ample space for seating and dining table this lovely room is ideal for any family.

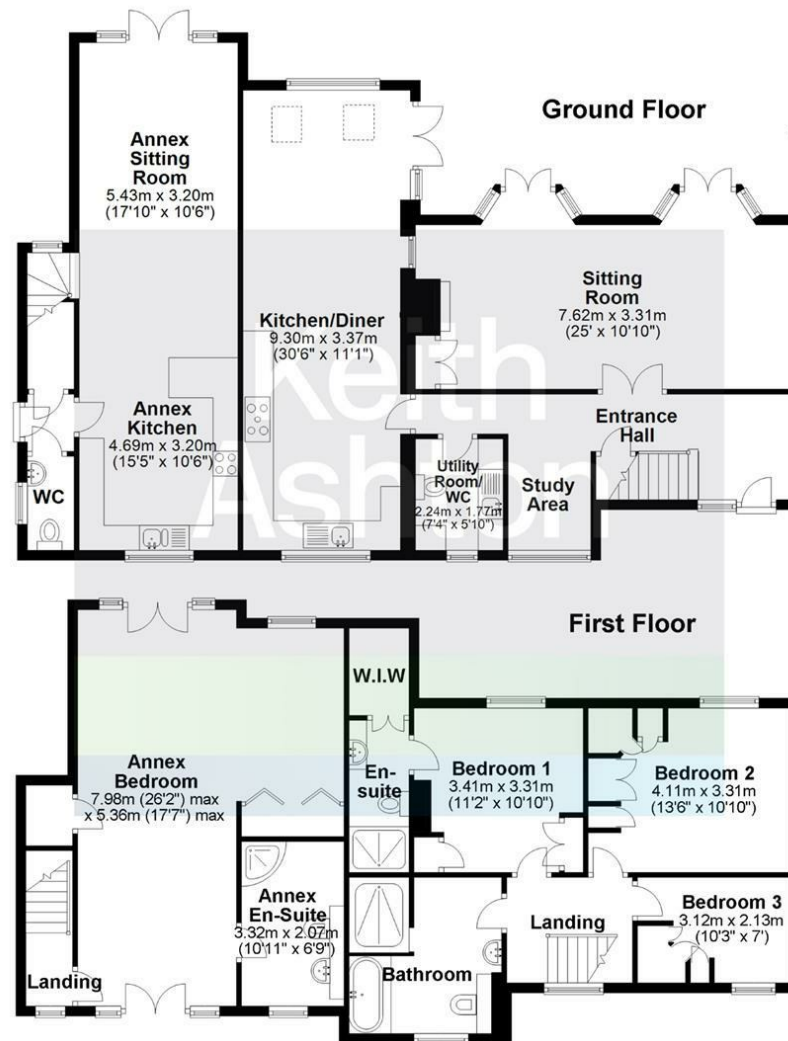
Rising to the first floor, you'll find the master bedroom with en-suite and walk-in wardrobe, plus fitted wardrobes to allow additional storage. A further double bedroom with fitted wardrobes, a single bedroom and the lovely family bathroom with bath and separate shower, boasting a full marble surround.

The second part of this impressive home is a self-contained Annex, with access via the side of the property. The ground floor has a bright spacious open plan kitchen and sitting room with double doors out to the garden and a double aspect window to the side of the property. The entrance hall has a WC to the right and stairs (with a tall storage cupboard underneath) that leads up to a large bedroom providing views, and access via double doors to both the front and rear of the property. A spacious ensuite shower room completes this living space.

Externally the rear garden commences with a paved patio leading out to attractive lawn with mature plants edging the garden. A further large patio area to the back of the garden is an additional entertaining space.

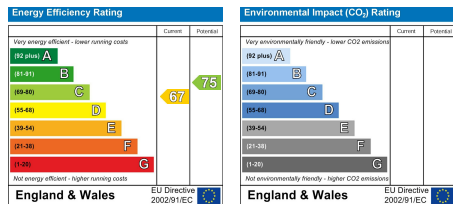






APPROX INTERNAL FLOOR AREA
222 SQ M 2383 SQ FT

This plan is for layout guidance only and is
NOT TO SCALE
Whilst every care is taken in the preparation of
this plan, please check all dimensions, shapes &
compass bearings before making any decisions
reliant upon them.
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SERVICES:
Local Authority: Brentwood
Council tax band: E
Post Code: CM14 4QX

VIEWING:
Strictly by prior arrangement with Keith Ashton Estate Agents

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