



**Keith  
Ashton**

Stocks Lane, Kelvedon Hatch  
Brentwood



## 36 STOCKS LANE

Kelvedon Hatch Brentwood, CM15 0BN

Coming to the market for the first time since its original purchase in 1986, is this Swedish, post war, prefabricated semi-detached bungalow offering excellent potential for extension (stpp) and improvement, and the opportunity to make this into a wonderful home in the heart of Kelvedon Hatch. The property is being sold with no on-going chain and further benefits from three double bedrooms, one of which is to the ground floor and could potentially be used as a second reception/dining room, in addition to the spacious living room which sits at the rear of the property with views over the garden. The South facing rear garden is of a good size and measures approximately 120' in length, whilst to the front there is excellent off-street parking. Kelvedon Hatch village is just a short drive of just under 4 miles to Brentwood Town Centre and mainline train station, and the property is within a short walk of local amenities, including local convenience store, pub, restaurant, bus stop and the well-regarded Kelvedon Hatch Primary School. Viewers should note that due to the construction of the property we would advise applicants speak with their mortgage provider regarding their lending policy on 'pre-fabricated' dwellings.

Guide Price £480,000

- EXCELLENT POTENTIAL FOR IMPROVEMENT
- NO ON-GOING CHAIN
- POTENTIAL FOR EXTENSION (STPP)
- UTILITY & FURTHER STORAGE ROOM
- THREE DOUBLE BEDROOMS
- AMPLE OFF STREET PARKING
- SPACIOUS LIVING ROOM 17' X 10'11"
- 120' SOUTH FACING REAR GARDEN



## Description

Entering the property, you are met with a spacious hallway with stairs rising to the first floor and two large storage cupboards. There are doors into bedroom three, the ground floor bathroom and the living room. The bathroom has been fitted in a three-piece suite including original cast iron bath, wash hand basin and w.c. Ground floor bedroom three is of a good size and has the potential for use as a second reception/dining room if required. Sitting to the rear of the property there is a spacious living room with beamed ceiling, wooden flooring, and feature wood clad wall with fireplace. There are French doors which give access and lovely views into the rear garden. A door from the living room gives access into the kitchen. The kitchen currently has wooden base units and wall cupboards fitted, and along with walk-in larder, inner lobby, utility room 12'8 x 5'1 and an additional storage room 8'1 x 4'2, it offers excellent potential for the creation of a wonderful kitchen/diner/ family room.

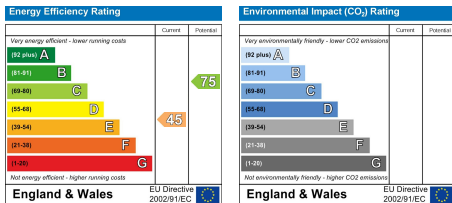
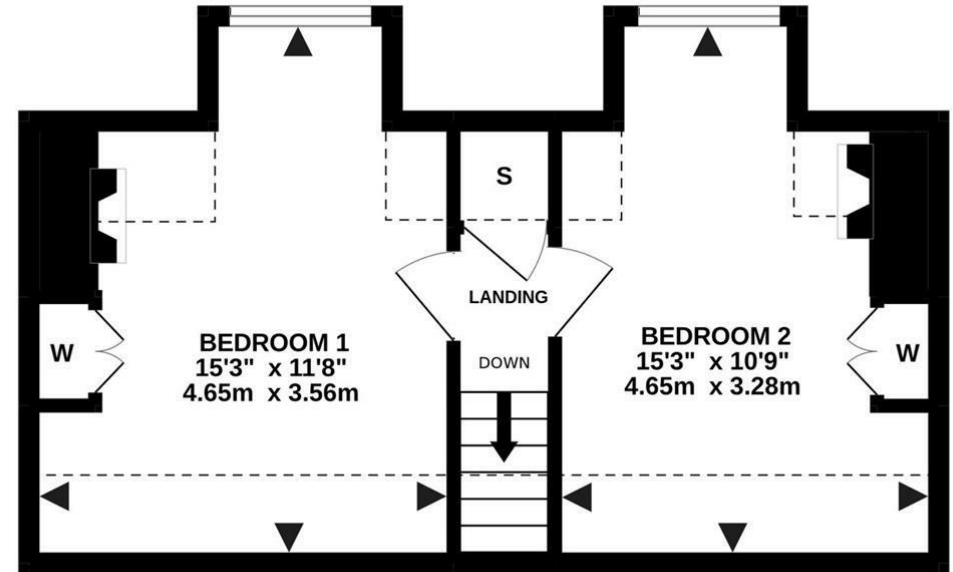
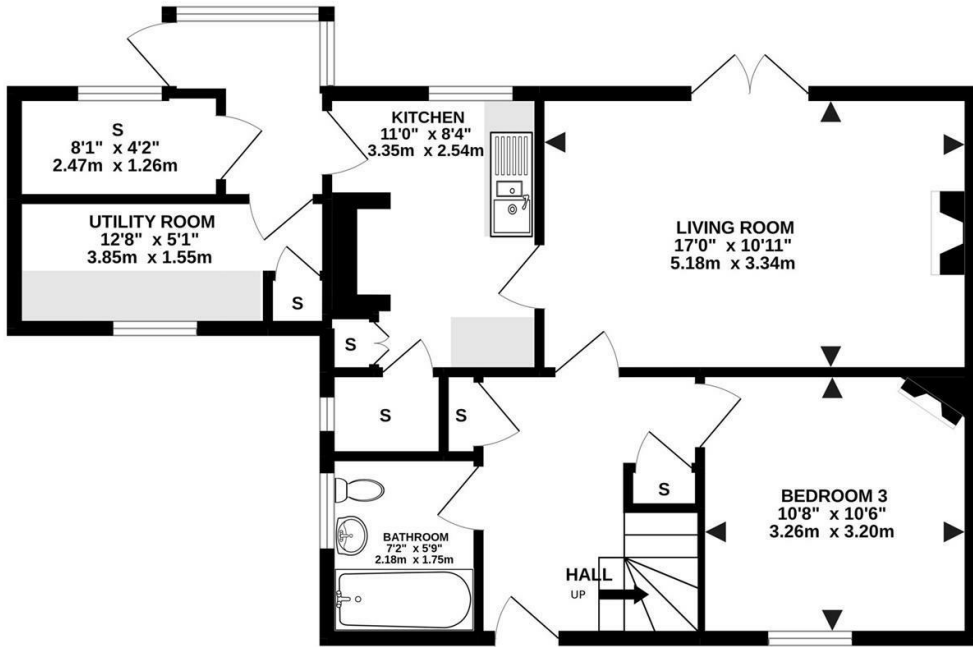
Rising to the first floor you will find two further double bedrooms, both with wooden flooring and fitted cupboards. Both rooms have windows to the rear which offer views over the rear garden and partial field views to the left-hand side. There is an airing cupboard on the landing which has further space behind for additional storage.

Externally, the property has a 120' South facing rear garden, which is mainly laid to lawn with mature shrubs and hedging to borders. There is a paved patio area to one side and a trimmed evergreen archway to the bottom of the garden which gives access into a further secluded garden area with pre-cast storage shed. There is excellent off-street parking to the front on a large block paved driveway. The remainder of the driveway is laid to lawn and there is handy pedestrian access through to the rear garden.



1st Floor  
323 sq.ft. (30.0 sq.m.) approx.

Ground Floor  
661 sq.ft. (61.4 sq.m.) approx.



**SERVICES:**  
Local Authority: Brentwood  
Council tax band: D  
Post code: CM15 0BN

**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 375757 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)