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Ashton *Signature Homes*

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WESTBURY HOUSE BLACKMORE ROAD

Hook End Brentwood, CM15 0DT

Guide Price £1,650,000

'Westbury House' with its stunning outlook to the front over open countryside, and luxury well-balance accommodation of 5403 sq. ft. set over three levels is a fabulous family home which we are delighted to bring to market. The property has SEVEN spacious and well-proportioned bedrooms, four of which have en-suites, with two of the bedrooms also benefitting from walk-in dressing rooms, in addition to a main bath/shower room which has been beautifully styled. Furthermore, there are two receptions, a study, and a kitchen/diner with bespoke fitted units with granite work surfaces and a separate and spacious, utility room. A large driveway to the front of the property, plus a double integral garage provides excellent parking options for several vehicles. Whilst being set in semi-rural location viewers, will note that it is still within easy reach of all local amenities with Kelvedon Hatch and Doddinghurst Villages just a short drive away, and Brentwood and Shenfield Town Centres with high street shopping and mainline train services into London being a drive of just over 5 miles from the property.

- SEMI-RURAL LOCATION OVERLOOKING FIELDS
- EN-SUITES & DRESSING ROOMS
- SEVEN BEDROOM FAMILY HOME
- FABULOUS KITCHEN / DINER
- 5403 SQ,FT OF ACCOMMODATION
- SEPARATE UTILITY ROOM
- TWO RECEPTIONS PLUS A STUDY
- EXPANSIVE DRIVEWAY DOUBLE GARAGE



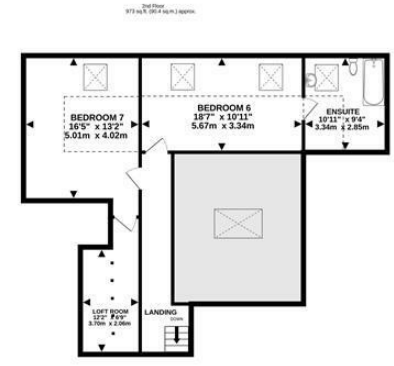
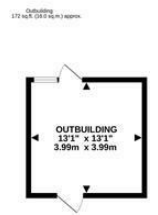
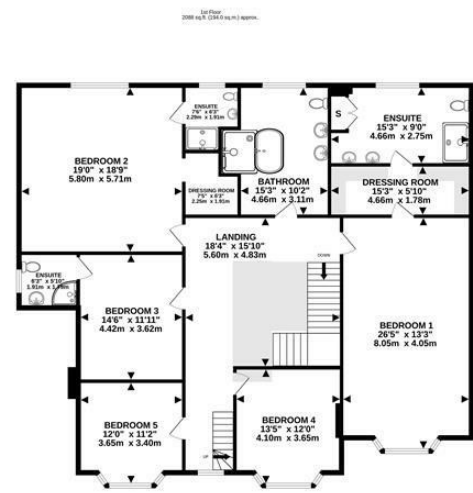
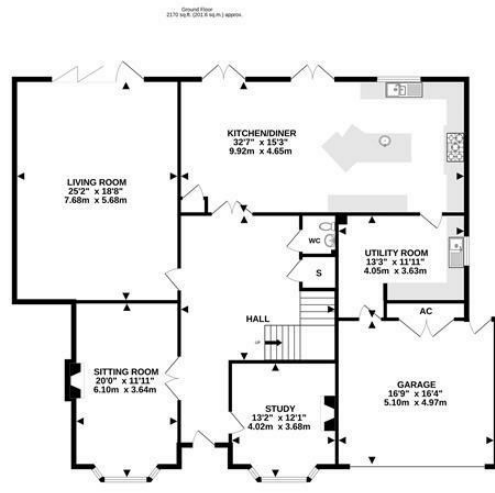
On entering the property, you immediately find yourself in an impressive reception entrance hall with tiled flooring and wooden staircase with galleried landing rising to upper levels. There is a large under stairs storage cupboard with ground floor cloakroom adjacent. Double doors with glass inserts open into the front reception room, a bright sitting room with bay window overlooking the front and a redbrick fireplace with woodburning stove as a nice focal point. There is a further reception room, a large living room, which has wood strip flooring with underfloor heating and bi-folding doors and a further door which open directly onto the patio area in the garden. A third reception room makes an ideal study with fitted shelving and storage and provides an excellent space for those applicants looking to work from home. A further set of double doors from the hallway give access into a stunning kitchen / diner which sits at the rear of the property, and there are two sets of double doors giving further access into the rear garden. Fitted in a beautiful range of quality, bespoke wall and base units with granite work surfaces over, integrated Bosch fridge and freezer, twin Butler sink and a lovely Rangemaster cooker, this area of the house certainly feels like the heart of this lovely home. There is also a matching central island with additional storage and built-in wine cooler and there is a breakfast bar to one end with contrasting wooden work surface over and seating. Off the kitchen is a separate utility room with cream wall and base units, wooden work surface and sink unit. There is ample space for further appliances and a useful hanging/drying rack for airing washing or for those wet weather days. The tiled flooring extends from the hallway into the kitchen/diner and utility, with the kitchen and utility both having underfloor heating. There is a pedestrian door from the utility room giving access into the rear of the garage.

Rising to the first-floor level a fabulous galleried landing has doors to all rooms including a luxurious family bathroom. The bathroom has been beautifully styled with black and white checked floor tiling with underfloor heating, a double walk-in shower with glass screen, overhead rainfall shower and handheld attachment, a beautiful free-standing roll top bath with central mixer taps and shower attachment, his and hers wash hand basins and a close coupled w.c. There are five spacious and well-proportioned bedrooms located on this level. Bedrooms one and two both benefit from en-suite shower rooms and walk-in dressing rooms, and bedroom three also has an en-suite shower room. There are a set of stairs from the first-floor landing which rise to the second floor where you will find a further two bedrooms of equally spacious proportions, with bedroom six having a large en-suite bathroom. From bedroom seven there is access into a loft room which provides excellent eaves storage space, this room is large enough to walk around and has lighting fitted.

To the rear of the property there is a well-maintained garden which is predominantly laid to neat, brick-edged lawn, with a paved patio to the immediate rear of the property, a brick paved patio with wooden pergola to the bottom of the garden and a further seating area tucked away in the corner, providing a lovely spot to sit and relax. At the front of the property there is a large driveway set behind two sets of electric, remote controlled, wooden five-bar gates which lead to a double garage and provides excellent off-street parking options. The remainder of the front garden is laid to neat brick-edged lawn. Viewers will note that there are lovely views to the front overlooking open countryside and a pleasant outlook to the side of the property also.



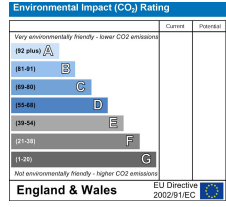
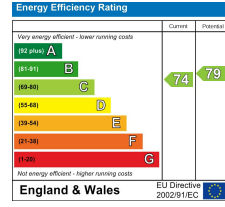




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TOTAL FLOOR AREA: 5403 sq.ft. (501.9 sq.m.) approx.

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SERVICES:
Local Authority: Brentwood
Council tax band: G
Post Code: CM15 0DT

VIEWING:
Strictly by prior arrangement with Keith Ashton Estate Agents

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



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