



Keith
Ashton

Peartree Lane, Doddinghurst
Brentwood



32 PEARTREE LANE

Doddinghurst Brentwood, CM15 0RP

Coming to the market with NO ONGOING chain and having excellent potential for further extension (STPP) is this three, double bedroom, semi-detached house which is located close to the centre of Doddinghurst Village, where local amenities include a good selection of shops, Doddinghurst Primary and Infant Schools, and the popular Village Playing fields. With 1170 sq.ft of accommodation the property benefits from a good-sized, ground floor wet room / w.c in addition to the main family bathroom, and there is an easy to maintain rear garden and ample off-street parking to the front via an integral garage and a block paved driveway.

Offers In Excess Of £500,000

- THREE DOUBLE BEDROOMS
- POTENTIAL FOR FURTHER EXTENSION (STPP)
- NO ON-GOING CHAIN
- G/F WET ROOM / W.C & MAIN FAMILY BATHROOM
- EXTENDED SEMI-DETACHED HOUSE
- INTEGRAL GARAGE
- CLOSE TO LOCAL AMENITIES
- EASY TO MAINTAIN REAR GARDEN



Description

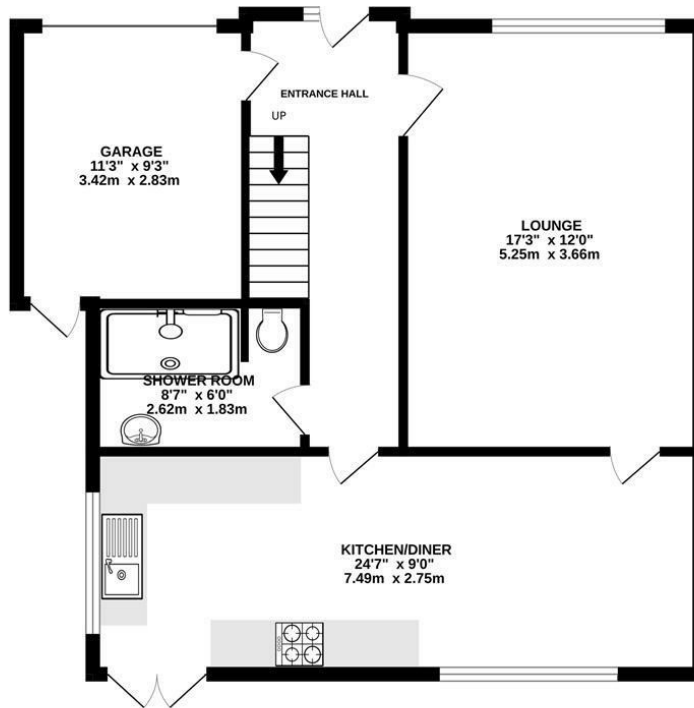
Entering the property a bright hallway has stairs rising to the first floor and doors to all rooms, including a door giving useful access into the garage. The property has been extended to accommodate for a ground floor wet room and a larger kitchen/diner. The wet room is a good-sized space and includes handheld shower with grab rail, low flush w.c., and wash hand basin set into a floating unit. As previously mentioned, the kitchen/diner has been extended and this now runs the whole width of the property to the rear. Ample storage is provided by way of wood effect wall and base units with work surface over and integrated appliances will include oven, microwave, gas hob with extractor above and fridge/freezer. There is plenty of space for further free-standing appliances and for a large family sized dining table and chairs. The lounge which can be accessed from both the kitchen/diner and the hallway is a bright room with a window to the front aspect.

Rising to the first floor a spacious landing has doors to all room along with an airing/storage cupboard. There are three double bedrooms all with fitted storage. The main family bathroom is fully tiled and includes: panelled bath with shower over along with a wash hand basin and w.c. set into a fitted unit.

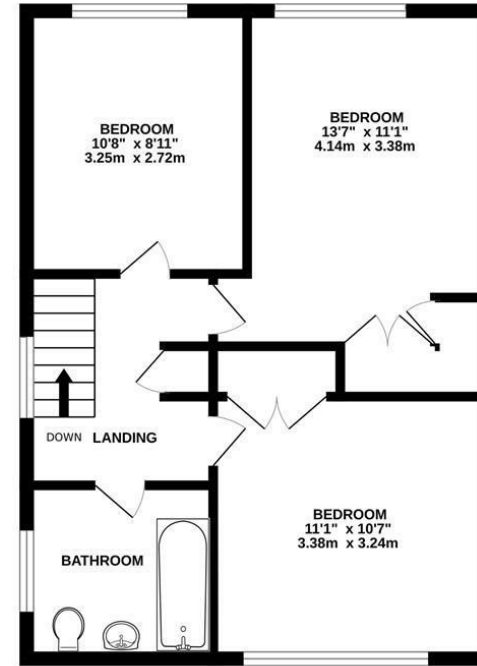
Externally, there is an easy to maintain rear garden with artificial lawn, flower beds to the borders and a paved patio. Located at the bottom of the garden there is a large timber shed which will remain with a paved seating area adjacent. Excellent parking is provided by way of a block paved driveway which allows parking for three vehicles, and there is also an integrated garage with pedestrian door into the rear garden.



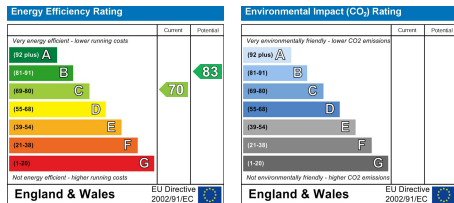
GROUND FLOOR
682 sq.ft. (63.3 sq.m.) approx.



1ST FLOOR
489 sq.ft. (45.4 sq.m.) approx.



TOTAL FLOOR AREA : 1170 sq.ft. (108.7 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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SERVICES:

Local Authority: Brentwood
Council tax band: E
Post code: CM15 0RP

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



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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Tel: 01277 202200

Explore more @ www.keithashton.co.uk