



Keith  
Ashton

Rectory Chase, Doddinghurst  
Brentwood





## KAYOSS RECTORY CHASE

Doddinghurst Brentwood, CM15 0QN

Located in a quiet and sought-after turning in the centre of Doddinghurst village is this extended, three-bedroom, detached house which offers excellent potential. This family home offers in the region of 1342 sq.ft of living space which includes a large lounge/diner and a bright garden room which forms the extension to the rear of the property. There is excellent off-street parking and large well-tended & mature, south-east facing garden to the rear. Being within easy reach of all local amenities, including the popular Doddinghurst Infant and Junior schools, and just a short drive of around 5 miles into Brentwood Town Centre where you will find high street shopping and mainline train services into London, we would suggest interested parties view at their earliest convenience.

- THREE GOOD-SIZED BEDROOMS
- EXTENDED & DETACHED FAMILY HOME
- NEWLY FITTED BATHROOM
- SPACIOUS LOUNGE / DINER
- GARDEN ROOM 21' WIDE
- SOUTH-EAST FACING REAR GARDEN
- GROUND FLOOR CLOAKROOM
- EXCELLENT OFF STREET PARKING

Guide Price £600,000





## Description

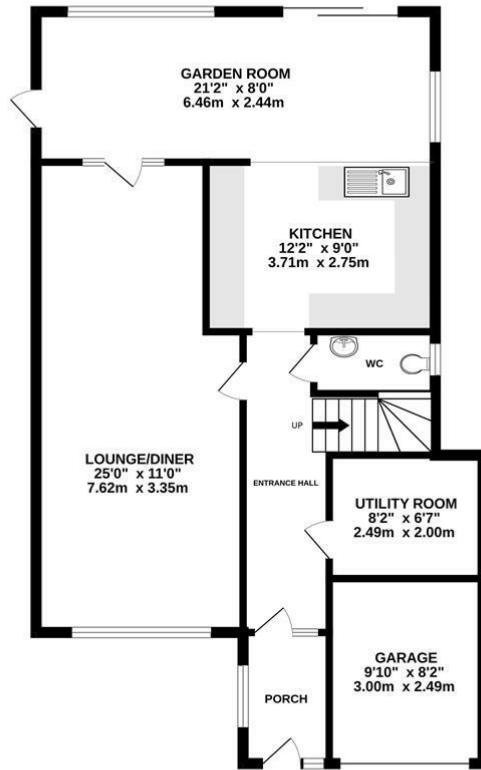
Positioned centrally at the front of the property you have a useful porch, handy for coat / shoe storage. The porch opens into a spacious hallway with stairs rising to the first-floor level and doors into the lounge/diner, utility room and into a modern ground floor cloakroom with white suite. The end of the hallway opens into the kitchen, which has been fitted with a range of pine wall and base units with corner display shelving. Ample space is provided for any freestanding appliances. The kitchen opens into the garden room at the rear of the property; this room forms the extension at the rear and runs the whole width of the property. There is access from this room into the garden and into the lounge/diner. The main living area is a bright and spacious lounge/diner with window to the front aspect and a glazed door which gives access to the garden room (as previously mentioned). Viewers should note that the rear of the garage has been converted into a utility room and that the front of the garage is used for storage. The garage could easily be converted back to its original intended use, if required.

Rising to the first floor a bright landing offers doors to all rooms. There are three good-sized and well-proportioned bedrooms along with a family bathroom. The bathroom is a lovely bright room, fitted with a modern white suite, with a separate w.c. which does include a wash hand basin adjacent. The Vendor has advised that the bathroom and the separate w.c. have newly fitted sanitary ware. The Vendor has also advised that a new boiler has been fitted.

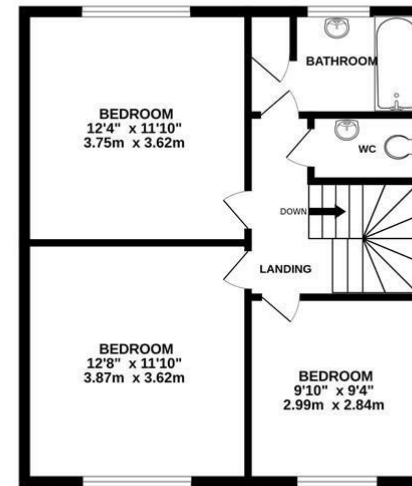
To the rear of the property, you will find a lovely well-tended and mature, south-east facing garden with shaped flowerbeds planted with shrubs and plants, and neat lawn. The garden is of a good-size and includes two timber sheds and a wooden arbour, there is also an ornamental pond. Side access leads to the front where you have a large, paved driveway offering parking for several vehicles. As previously mentioned, the garage has been converted and is used for storage at the front and separated at the rear to create a utility room.



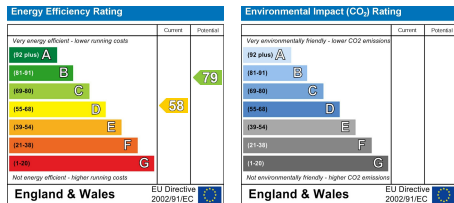
GROUND FLOOR  
812 sq.ft. (75.4 sq.m.) approx.



1ST FLOOR  
530 sq.ft. (49.2 sq.m.) approx.



TOTAL FLOOR AREA : 1342 sq.ft. (124.7 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only  
Made with Metropro 12/2015



### SERVICES:

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

### 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)

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