



Keith
Ashton

Nine Ashes Road, Nine Ashes
Ingatstone



278 NINE ASHES ROAD

Nine Ashes Ingatestone, CM4 0LA

Guide Price £825,000

With a larger than average garden for this side of Nine Ashes Road and sitting on an overall plot of 1/3rd of an acre is this four-bedroom, three reception detached house offering spacious and versatile accommodation throughout with almost 2000 sq.ft. The property requires some modernisation, has excellent potential for extension (stpp) and is being sold with NO ONGOING CHAIN and therefore is a perfect opportunity for anyone searching for a home in a sought-after location, allowing them to create a wonderful family home of their own style and design. Just a short drive into Blackmore Village where you have village stores, pubs, and Blackmore Primary School, whilst a larger selection of high street shops, supermarket, well-regarded secondary schools, and mainline train services into London can be found in Brentwood Town Centre.

FOUR BEDROOM DETACHED HOUSE

EXCELLENT POTENTIAL FOR
IMPROVEMENT & EXTENSION (STPP)

1963 SQ.FT OF VERSATILE
ACCOMMODATION

EXCELLENT PARKING & DOUBLE GARAGE

THREE RECEPTION ROOMS

0.34 ACRE PLOT

SEPARATE UTILITY ROOM

EN-SUITE TO MASTER BEDROOM



Description

A small porch at the front of the property gives access into the hallway, where you will find stairs rising to the first floor and door into the study, ground floor cloakroom, living room and the kitchen. A spacious under-stairs cupboard provides good storage space. The ground floor cloakroom is fitted in a two-piece suite, with w.c. and wash hand basin. A good-sized study, away from the other reception rooms, provides a quiet and ideal space for those looking to work from home. Set at the rear of the property are two further reception rooms, a bright and spacious living room and a separate dining room, both with views over the garden to the rear, and with the living room having a door opening to the garden and directly onto the patio area. The kitchen has been fitted in a range of wood effect wall and base units providing ample storage and includes integrated, double oven and hob with inset space for a microwave oven. Further space for free standing appliances is available in a spacious utility room off the kitchen, and there is further access into the garden from this room.

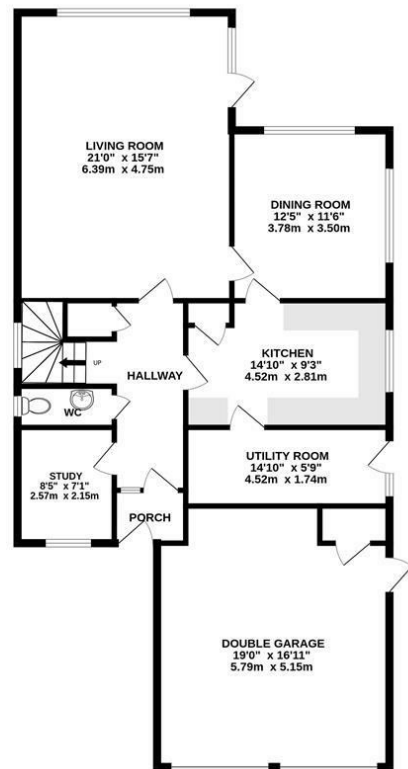
Rising to the first floor, viewers will find that the property has four spacious and well-proportioned bedrooms (three double and one single) all having fitted wardrobes with sliding doors. Bedrooms two, three and four are all located to the rear and have lovely views of the garden and fields beyond. The master bedroom benefits from an en-suite shower room with shower cubicle, w.c. and wash hand basin and there is also a family bathroom on this level fitted in a white, three-piece suite.

To the rear of the property there is a lovely, mature rear garden of a good size. Extra land has been previously purchased to the bottom of the garden, making it larger than the neighbouring properties by some degree, the garden is mainly laid to neat lawn with trees and shrubs to the borders. Immediately to the rear of the house there is a patio area, which can be accessed from the living room. There is side pedestrian access through to the front of the property where you will find a large gravel driveway providing excellent off-street parking, in addition to a double width garage with pedestrian access to the side.





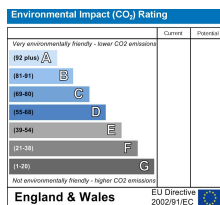
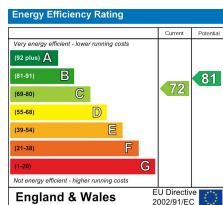
GROUND FLOOR
1223 sq.ft. (113.6 sq.m.) approx.



1ST FLOOR
740 sq.ft. (68.8 sq.m.) approx.



TOTAL FLOOR AREA : 1963 sq.ft. (182.3 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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SERVICES:
Local Authority: Ingatestone
Council tax band: G
Post Code: CM4 0LA

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

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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