



Keith
Ashton

Broad Meadow, Kelvedon Hatch
Brentwood



73 BROAD MEADOW

Kelvedon Hatch Brentwood, CM15 0BY

An enlarged three-bedroom property which has been extended to the rear and includes a modern kitchen and bathroom, situated in a quiet cul-de-sac in Kelvedon Hatch within a short walk of local shops and bus routes into Brentwood Town Centre. Amended by the current owners this lovely home has a large and bright lounge to front with feature bay window which leads on to a 18'11" x 14'8" Kitchen/Dining Room which has the additional benefit of a garden room leading out onto the garden. Offered for sale with NO ONWARD chain.

- THREE GENEROUS BEDROOMS
- LARGE REAR GARDEN
- MODERN KITCHEN/DINING ROOM
- GARDEN ROOM
- CONVERTED LOFT ROOM
- PAVED DRIVEWAY
- WALKING DISTANCE TO AMENITIES
- MODERN FITTED BATHROOM

Guide Price £425,000



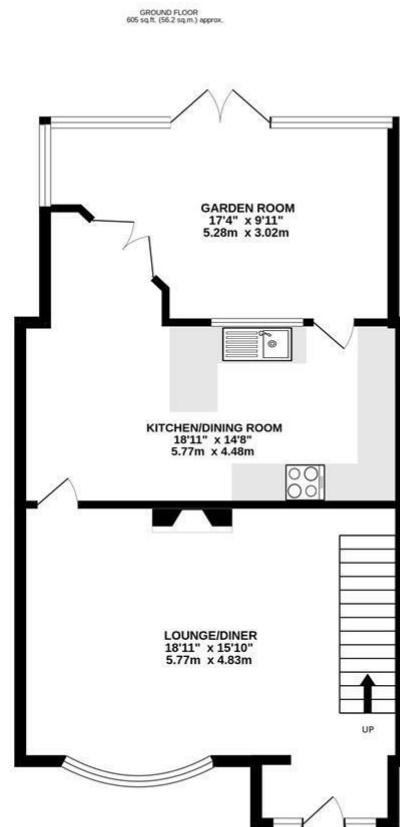
Description

Entering the front door, you find yourself immediately in a large bright lounge with stairs rising to the first floor and a bay window to the front aspect, allowing for lots of natural lighting. A door to the rear of this room gives access into a spacious kitchen / diner where you will find ample storage options with white 'shaker' style wall and base units with glass display cabinets and integrated ovens. The dining area is a good space and offers plenty of room for a family sized table and chairs. From this section of the room, you have double doors which open into the garden room which forms the extension to the rear of the property, where you have access into the rear garden via a further set of double doors.

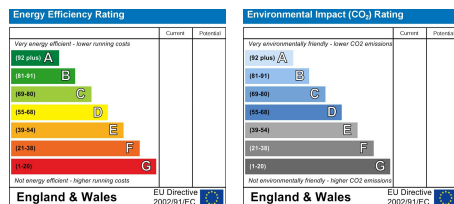
Rising to the first floor you will find three bedrooms, two doubles and a single with all rooms having fitted storage. As a quirky feature, from the third bedroom you have access up to a small loft room which makes a great children's secret playroom. Finishing the accommodation on this level is a family bathroom, fully tiled and fitted in a white suite, which includes shower over bath.

To the rear of the property, you will find a good-sized garden with patio area and lawn with a large timber shed to the rear. There are raised flower beds and a sunken pond (currently drained) and side access through to the front where you have off street parking for two/three vehicles on your own block-paved driveway.





TOTAL FLOOR AREA : 1108 sq.ft. (103.0 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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SERVICES:

Local Authority: Brentwood
Council tax band: C
Post code: CM15 0BY

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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