



20 Prower Close

| Billericay | CM11 2BU

Offers over £680,000

Welcome to Prower Close, Billericay - a charming location that could be the setting for your new home! This detached house, built in 2006, offers the allure of a new build property with all the modern conveniences you desire.

Situated close to local amenities, this property not only provides the comfort of a spacious interior but also the convenience of having everything you need within reach. The large garden is a perfect space for outdoor activities, gardening, or simply enjoying the fresh air on a sunny day.

With its prime location and modern features, this property in Prower Close presents a wonderful opportunity for you to create a home that suits your lifestyle. Don't miss the chance to make this house your own and enjoy the best of what Billericay has to offer!

Energy Efficiency Rating		Current	Potential
<small>Very energy efficient - lower running costs</small>			
(92 plus) A			85
(81-91) B		73	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<small>Not energy efficient - higher running costs</small>			
England & Wales		EU Directive 2002/91/EC	

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Sitting Room

17'7" x 11'3"

The spacious sitting room features carpeted flooring, a front aspect window and double French doors that exits onto a patio at the back.

Kitchen

10'6" x 8'1"

The modern kitchen is fitted with storage cupboards and built-in utilities, including an oven, hob and extractor fan. It also features tiling throughout, a rear facing window and from here exits to the back garden via the utility.

Utility

6'6" x 6'4"

The utility is fully fitted with amenities for laundering, built-in storage cupboards and tiled finishes.

Dining Room

10'7" x 8'0"

The dining room features side and front aspect windows and laminated flooring.

WC

The convenient ground floor WC has a wash hand basin.

Bedroom 1

17'7" x 15'3"

This exceptionally spacious double bedroom on the second floor features front and rear aspect windows, carpeted flooring and built in storage space.

Bedroom 2

14'3" x 9'8"

This en-suite double bedroom features two rear aspect windows, carpeted flooring, an en suite shower room and built in storage space.

En-suite

The en-suite features a toilet, wash hand basin and shower facilities.

Bedroom 3

14'2" x 7'6"

This double bedroom offers two front aspect windows and carpeted flooring.

Bedroom 4

9'8" x 8'0"

This single bedroom offers a front facing window and laminated flooring.

Bathroom

8'0" x 7'6"

The bathroom is fitted with toilet, wash hand basin and bath facilities.

Shower room

10'8" x 7'4"

The shower room is equipped with toilet, wash hand basin in cabinet, and shower facilities.

Garage

16'4" x 9'8"

The property benefits from a good sized garage for parking or storage space as required.

Garden

There is gravel coverage and paving at the front of the property that leads to the entrance door and a driveway that continues to the garage at the back. The well maintained enclosed back garden features a paved patio area and lawn coverage that slopes down from the patio to another patio area at the back. The back garden also features a variety of mature trees and shrubbery.

