



Brent Avenue., South Woodham Ferrers

Guide Price £400,000



- A well presented and fantastic size four bedroom family home
- Excellent size living space throughout
- Lovely size lounge, dining room, modern kitchen and ground floor cloakroom/wc
- Four well proportioned bedrooms and family bathroom
- Corner plot offering a wonderful size rear garden with two summerhouses
- Driveway parking and garage
- Accessible to Town Centre, popular schools and local amenities
- Good transport links nearby



GUIDE PRICE - £400,000 - £425,000

Nestled in the desirable area of Brent Avenue, South Woodham Ferrers, this well-presented semi-detached house located on a corner plot, offers an exceptional living space for families. Boasting four generously sized bedrooms, this fantastic family home is perfect for those seeking comfort and convenience.

Upon entering, you are greeted by a welcoming entrance hall that leads to a ground floor cloakroom/WC, ensuring practicality for family life. The spacious lounge provides an inviting atmosphere, ideal for relaxation or entertaining guests. Adjacent to the lounge, the dining room offers a delightful space for family meals and gatherings. The modern kitchen is well-equipped and designed to meet the needs of contemporary living.

The first floor features four well-proportioned bedrooms, providing ample space for family members or guests. The family bathroom is conveniently located, ensuring ease of access for all.

Outside, the property boasts an established rear garden, perfect for outdoor activities or simply enjoying the fresh air. Additionally, there is a garage and parking available, adding to the convenience of this lovely home.

Situated close to local amenities, the town centre, popular shops, and the railway station, this property offers an ideal location for those who value accessibility and community. This semi-detached house is not just a home; it is a lifestyle choice that combines comfort, space, and convenience in one attractive package.

Entrance hall gives access to ground floor cloakroom/wc.

Dining room 16'5 x 13'10 overlooks the front aspect. Double glazed window. Wooden style flooring. Coved ceiling. Feature Spiral staircase leads to first floor accommodation.

Kitchen 10'2 x 7'10 offers a range of wall and base mounted units with matching storage drawers. Worksurfaces housing sink drainer with mixer tap. Tiling to splash backs. Gas hob, oven, stainless steel extractor hood. Space for other appliances. Double glazed window to rear.

Lounge 18'11 x 10'2 gives access to rear garden via patio sliding doors. Double glazed window. Colour washed wooden style flooring. Coved ceiling.

First floor is home to four well proportioned bedrooms and family bathroom.

Bedroom one 13'5 x 8'9 is located to the front of the property. Double glazed window. Built in wardrobe.

Bedroom two 9'8 x 9'6 double glazed window to rear.

Bedroom three 10'x 7'10 double glazed window to rear.

Bedroom four 8'9 x 6'9 double glazed window to rear,

Family bathroom comprises shaped panel bath fitted with shower and glass splash screen door. Wash hand basin and low level wc. Heated towel rail. Obscure double glazed window.

Mature rear garden commences with decked seating. Summerhouse has power and light connected. Remaining garden is lawned, lined with various trees, bushes and shrubs.

Garage has power and light connected. Driveway parking.

Council Tax Band: D

Local Authority: Chelmsford

Disclaimer: Council Tax is given as a guide only and should be checked and confirmed before exchange of contracts.

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The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as guide to prospective buyers only and are not precise.

Floorplans where included may not be to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.



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Local Life

South Woodham Ferrers is located on the outskirts of Chelmsford sandwiched in the countryside between the River Crouch, Fens, Wickford and Burnham. Offering easy access to A12, great transport links, popular schools, doctors surgery and Asda Supermarket. Family orientated area with a community spirit. Town Centre has an abundance of shops to visit, pubs and popular restaurants



