

for sale

guide price **£365,000**



Bedells Avenue Black Notley Braintree CM77 8NA

****Guide Price £365,000-£375,000****

Nestled in the highly sought after village location of 'Black Notley' is this three bedroom semi-detached family home which offers the perfect blend of comfort and convenience.



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Entrance Hall

Double glazed window to the front aspect with fitted blinds, radiator, stairs leading to the first floor.

Downstairs Cloakroom

Low level WC, vanity hand wash basin with cupboard under, heated towel rail, downlighters.

Living Room

15' 6" x 112' (4.72m x 34.14m)

Double glazed window to the front aspect, radiator.

Dining Room

13' 1" x 8' 1" (3.99m x 2.46m)

Double glazed window to the front aspect, radiator.

Kitchen

11' 8" x 11' 4" (3.56m x 3.45m)

Inset stainless steel sink unit one and a half bowl with left hand drainer with cupboard under, working surfaces to the side with a matching range of wall mounted units with further drawers and cupboards under, built in oven, hob and extractor fan, space for fridge-freezer, space for further appliances, storage cupboard, double glazed window to the rear aspect, double glazed door to the rear aspect.

First Floor Landing

Double glazed window to the rear and side aspect.



Bedroom One

15' 7" x 14' 1" (4.75m x 4.29m)

Double glazed window to the front aspect, a range of fitted wardrobes, storage cupboard, radiator.

Bedroom Two

11' 5" x 10' 9" (3.48m x 3.28m)

Double glazed window to the rear aspect, two built in wardrobes, radiator.

Bedroom Three

11' 8" x 9' 11" (3.56m x 3.02m)

Double glazed window to the front aspect, radiator.

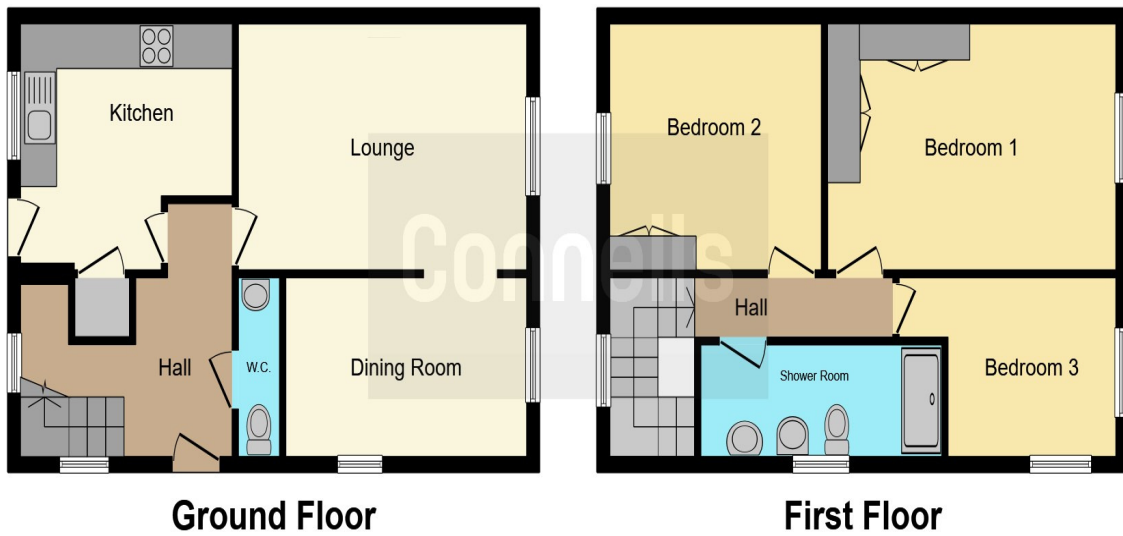
Refitted Shower Room

Low level WC, double vanity unit with cupboards under, walk in double shower cubicle with rainforest shower unit above, heated towel rail, downlighters, loft access, two double glazed windows to the front aspect.

Rear Garden

Commences with a paved patio area with the remainder of the garden laid to lawn, enclosed by flower, tree and shrub borders, gate to the rear providing access to open playing fields.





This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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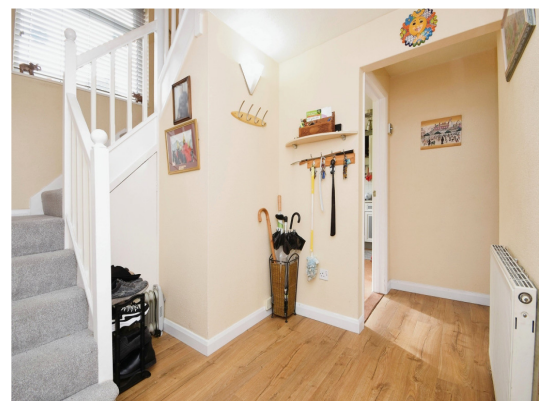
17 Great Square
 BRAINTREE CM7 1TX

Property Ref: BRT308034 - 0003

Tenure: Freehold

EPC Rating: D

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