



Rye Grass Way Braintree CM7 1GL

for sale guide price
£300,000



Property Description

A welcoming two-bedroom semi-detached home nestled in the highly desirable 'Heathlands Development' that epitomises both comfort and convenience.

This property has the benefit from No Onward Chain, making this a hassle free purchase.

This residence is designed for seamless living with a cosy living room, kitchen/diner and a convenient downstairs cloakroom. The first floor offers a family bathroom and two bedrooms with the master bedroom benefiting from an en-suite shower room.

Externally this home offers a space for two cars in a private driveway and a rear garden.

Location in a sought after area, this home is close to Braintree Town Centre and Braintree Train Station which has links to London Liverpool Street, making it easy to access all the amenities the area has to offer. Furthermore 'Braintree Village' with a variety of shopping and leisure facilities are only a short distance away.

Furthermore, the A131 and A120 are easily accessible providing excellent transport links.

Entrance Hall

Downstairs Cloakroom

Low level WC, hand wash basin, radiator,

window to the front aspect.

Living Room

12' 1" x 12' 5" (3.68m x 3.78m)

Window to front aspect, understair cupboard, open access to the kitchen/diner

Kitchen/Diner

8' 5" x 15' 2" (2.57m x 4.62m)

Inset stainless steel sink unit 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 and washing machine, radiator, french doors to the rear aspect, window to the rear aspect.

First Floor Landing

Storage cupboard

Bedroom One

Window to the front aspect, built in wardrobe, radiator.

En-Suite Shower Room

Low level WC, hand wash basin, walk in shower cubicle, radiator.

Bedroom Two

8' 9" x 9' 6" (2.67m x 2.90m)

Window to the rear aspect, built in wardrobe, radiator.

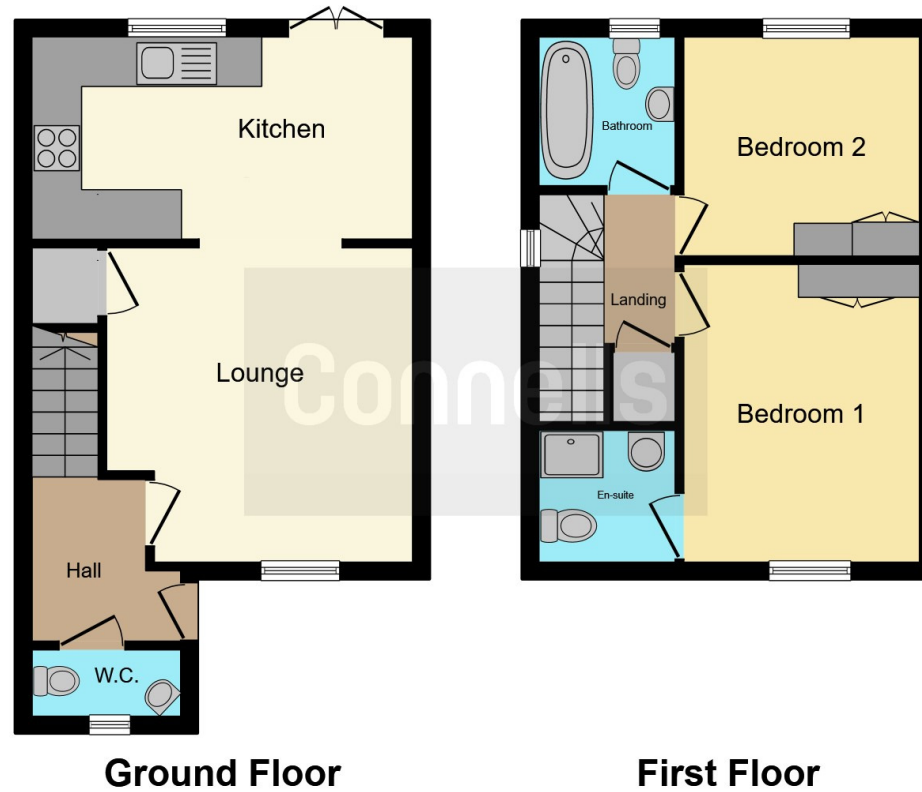
Three Piece Family Bathroom

Low level WC, hand wash basin, paneled bath with shower attachment, window to the rear aspect.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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17 Great Square
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EPC Rating: Awaited
 Council Tax Band: C

Tenure: Freehold

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