





# Dickens Close Braintree CM7 1BN

for sale guide price  
**£290,000-£300,000**



## Property Description

Discover the epitome of modern living in this exquisite tree-bedroom end-of-terrace residence, meticulously transformed from top to bottom, benefiting from No Onward Chain the buyer can move in without any delays or complications.

Enjoy the comfort of a brand new heating system, energy efficient windows, and a complete electrical rewire, ensuring a seamless blend of style and functionality.

This beautifully appointed residence boasts a spacious layout, with a modern living room, kitchen/diner, three well proportioned bedrooms, separate WC and a bathroom.

The home benefits from a garage, off road parking and a private rear garden with rear access.

This property 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.

Additionally the house is within walking distance to reputable schools including 'John Ray Infant And Junior School' and 'Notley High School & Braintree Sixth Form' making it a great choice for families with children.

Furthermore, the A131 and A120 are easily

accessible providing excellent transport links to Chelmsford City and Stansted Airport.

## Entrance Hall

Stairs leading to the first floor

## Living Room

17' 9" max x 11' 8" max ( 5.41m max x 3.56m max )

Double glazed window to the front aspect, radiator.

## Kitchen/Diner

18' x 8' 5" ( 5.49m x 2.57m )

Inset stainless steel sink unit 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, built tin oven, hob and extractor fan, space for appliances, double glazed window to the front and rear aspect, radiator.

## Inner Lobby

Double glazed door to the rear aspect, larder.

## First Floor Landing

Storage cupboard enclosing boiler, loft access.

## Bedroom One

12' x 10' 6" ( 3.66m x 3.20m )

Double glazed window to the front aspect,

radiator.

## Bedroom Two

11' 6" x 8' 8" ( 3.51m x 2.64m )

Double glazed window to the front aspect,  
radiator, storage cupboard/wardrobe.

## Bedroom Three

10' 1" max x 7' 6" ( 3.07m max x 2.29m )

Double glazed window to the rear aspect,  
radiator.

## Seperate Wc

Low level WC, hand wash basin, double  
glazed window to the rear aspect.

## Bathroom

Vanity hand wash basin with cupboard under,  
paneled bath with shower unit above,  
radiator, double glazed window to the rear  
aspect.

## Rear Garden

Garden is laid to lawn with a paved and  
decked area, courtesy door to the garage,  
gate to the rear.













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

Tenure: Freehold

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