

# HOME



**Hutton**  
**£375,000**  
**2-bed terrace house**

## Birkbeck Road

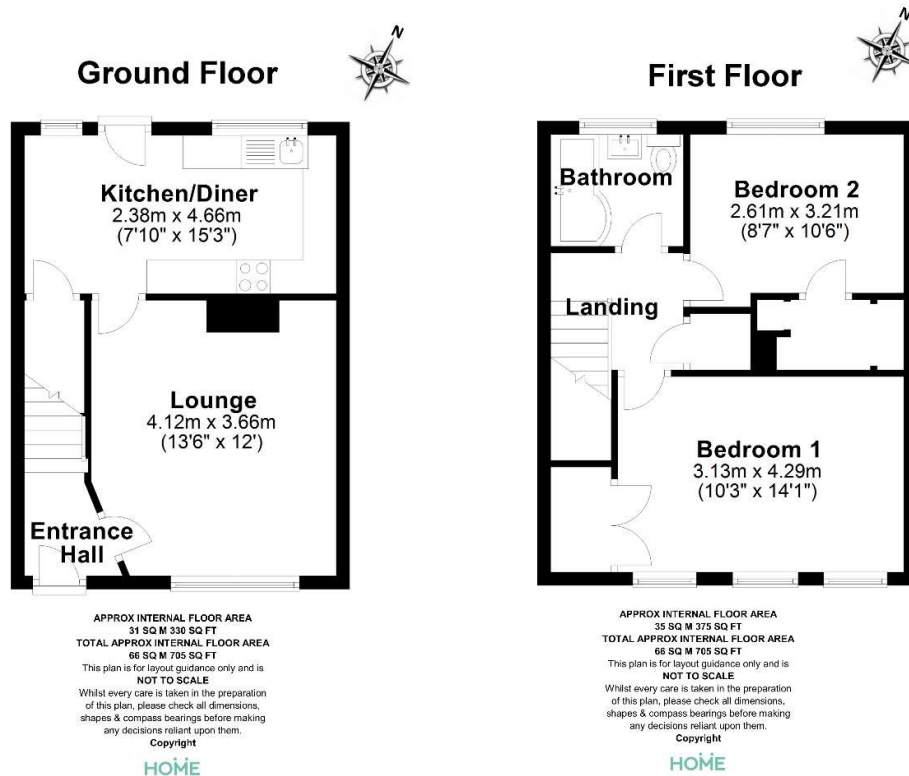
This beautiful terraced house in Hutton offers the perfect combination of modern amenities and convenience. The property features two double bedrooms, both with walk-in wardrobes, and a modern white bathroom suite. The driveway provides parking space for two vehicles, making it convenient for residents and guests alike. The rear garden is a spacious 60ft, perfect for entertaining or relaxing outdoors and also benefits from having side access.

Located just 1 mile from Shenfield Train Station, commuting is a breeze for residents. The property is also within the catchment area for St Martins and Shenfield High School, as well as Hutton All Saints Primary School, making it an ideal location for families with children. Additionally, the house is only 0.2 miles from Hutton Recreational Ground, providing plenty of outdoor activities and green space for residents to enjoy.

**Brentwood**  
St. Thomas Gate  
St. Thomas Rd Essex  
CM14 4DB

**Sales & Lettings**  
01277 218 821

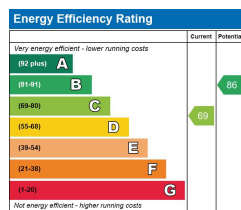
**Mortgages**  
01245 253 370



**Features**

- Two double bedrooms
- Driveway parking for 2 vehicles
- Rear garden is excess of 60ft
- Walk in wardrobe to both bedrooms
- Modern white bathroom suite
- 1 mile to Shenfield Train Station
- School catchment for both St Martins and Shenfield High School
- Hutton All Saints Primary School catchment
- 0.2 miles from Hutton Recreational ground
- Close to local amenities including Co-Op and several convenience stores

**EPC Rating**



**The Nitty Gritty**

Tenure: Freehold

The Council tax for this property is band C with an annual amount of £1,833.13

As an integral part of the community, we've gotten to know the best professionals for the job. If we recommend one to you, it will be in good faith that they'll make the process as smooth as can be. Please be aware that a small number of the parties we recommend (certainly not the majority) may on occasion pay us a referral fee up to £200. You are under no obligation to use a third party we have recommended.

Should you successfully have an offer accepted on a property of ours and proceed to purchase it there is an administration charge of £30 inc. VAT per person (non-refundable) to complete our Anti Money Laundering Identity checks.

