

# ParaBar Estates



## Bluebell Wood, Billericay

Offers Over £875,000

- FOUR BEDROOMS
- SOUTH WEST FACING GARDEN
- LARGE SUMMER HOUSE
- TWO RECEPTION ROOMS
- MAYFLOWER & BRIGHTSIDE CATCHMENTS
- CLOAKROOM
- HEATED SWIMMING POOL
- STUNNING VIEWS AT REAR ONTO WOODLAND
- UTILITY ROOM
- LARGE DRIVEWAY WITH PAKING FOR SEVERAL CARS

106 High Street, Billericay, Essex, CM12 9BY  
01277 65 65 63

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# Bluebell Wood, Billericay

\* FOUR BEDROOMS \* TWO RECEPTION ROOMS \* MODERN KITCHEN \* UTILITY ROOM \* CLOAKROOM \* SWIMMING POOL \* BACKING ONTO WOODLAND \* SOUTH WEST FACING GARDEN \* LARGE DRIVEWAY WITH GARAGE \* GOOD SIZE LOUNGE \* Stunning four bedroom detached home located 3/4 of a mile to Billericay Station and within the Mayflower School Catchment Area with a beautiful garden with swimming pool, large summer house and backs onto a bluebell woodland. This home has been kept in excellent condition.



Council Tax Band: F



**ENTRANCE HALL**

13'6 x 8

**CLOAKROOM**

**PLAYROOM / STUDY**

9'10 x 8'2

**LOUNGE DINER**

26'10 x 16

**KITCHEN**

12'8 x 10'1

**UTILTY ROOM**

8'8 x 8'1

**GARAGE**

20 x 8

**FIRST FLOOR**

**BEDROOM ONE**

13 x 10

**BEDROOM TWO**

11 x 10

**BEDROOM THREE**

10'5 x 10

**BEDROOM FOUR**

10 x 7

**BATHROOM**

11 x 6

**SUMMER HOUSE**

22'4 x 12'8

**EXTERIOR**

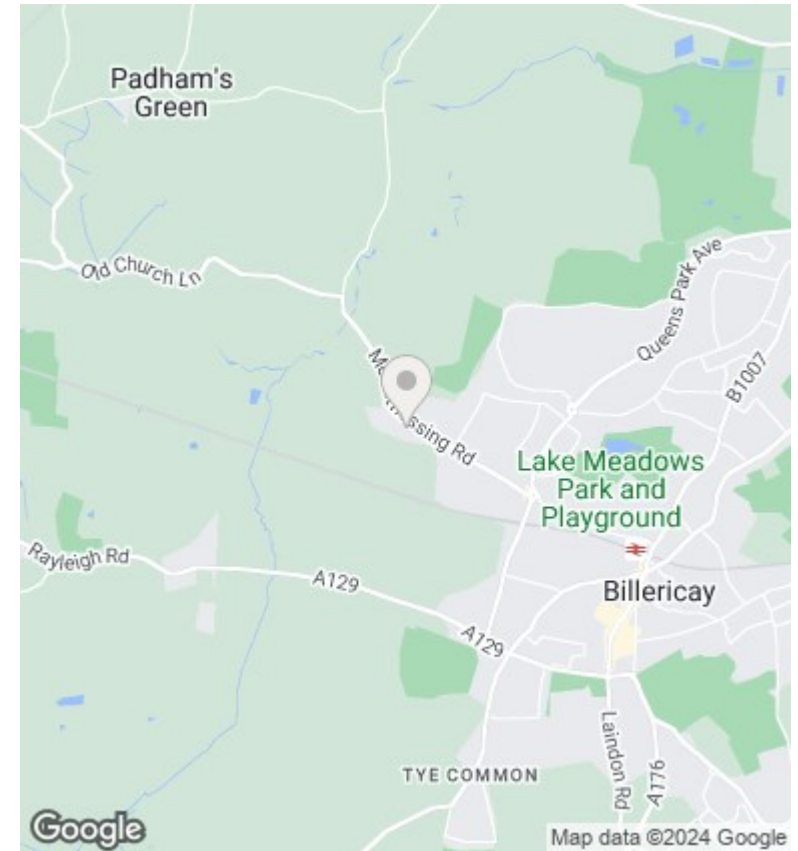
**SWIMMING POOL**







Whilst every effort has been made to ensure accuracy, measurements of doors, windows and other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes and so only be used as such.



## Directions

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## Viewings

Viewings by arrangement only. Call 01277 65 65 63 to make an appointment.

## Council Tax Band

F

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		69	78
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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