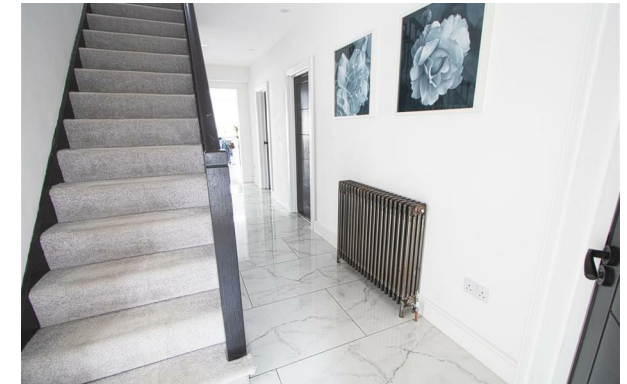


# ParaBar Estates



## Thynne Road, Billericay

Asking Price £950,000

- FOUR DOUBLE BEDROOMS
- NEW ENSUITE
- UTILITY ROOM & CLOAKROOM
- NO ONWARD CHAIN
- STUNNING OPEN PLAN KITCHEN
- GARAGE WITH PARKING AT REAR
- UNDERFLOOR HEATING
- THREE RECEPTION ROOMS
- NEW BATHROOM
- SECLUDED REAR GARDEN

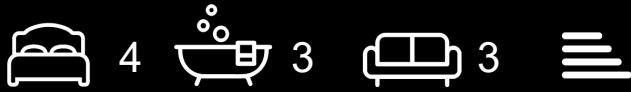
106 High Street, Billericay, Essex, CM12 9BY  
01277 65 65 63

[info@parabar.co.uk](mailto:info@parabar.co.uk)  
[www.parabar.co.uk](http://www.parabar.co.uk)



# Thynne Road, Billericay

\* FOUR DOUBLE BEDROOMS \* THREE RECEPTION ROOMS \* STUNNING OPEN PLAN KITCHEN DINER FAMILY ROOM 26FT X 22FT \* NEW BATHROOM ENSUITE AND CLOAKROOM \* LARGE ENTRANCE HALL \* UNDERFLOOR HEATING \* GARAGE WITH PARKING AT REAR \* BLOCK PAVED DRIVEWAY AT FRONT \* Stunning four double bedroom detached home with just over 2000 sq ft of living space ,built to an exceptional standard and being sold with NO ONWARD CHAIN.



Council Tax Band: D



**ENTRANCE HALL**

28 x 7'2

**LOUNGE / SNUG**

14'10 x 9

**CLOAKROOM**

**FAMILY ROOM**

11'10 x 11'2

**KITCHEN DINER FAMILY ROOM**

26 x 22

**UTILITY ROOM**

9'3 x 5'6

**DINING AREA**

10 x 10

**FIRST FLOOR**

**BEDROOM ONE**

14'8 x 14

**ENSUITE**

7'6 x 4'4

**BEDROOM TWO**

12'4 x 12'2

**BEDROOM THREE**

12'4 x 12'2

**BEDROOM FOUR**

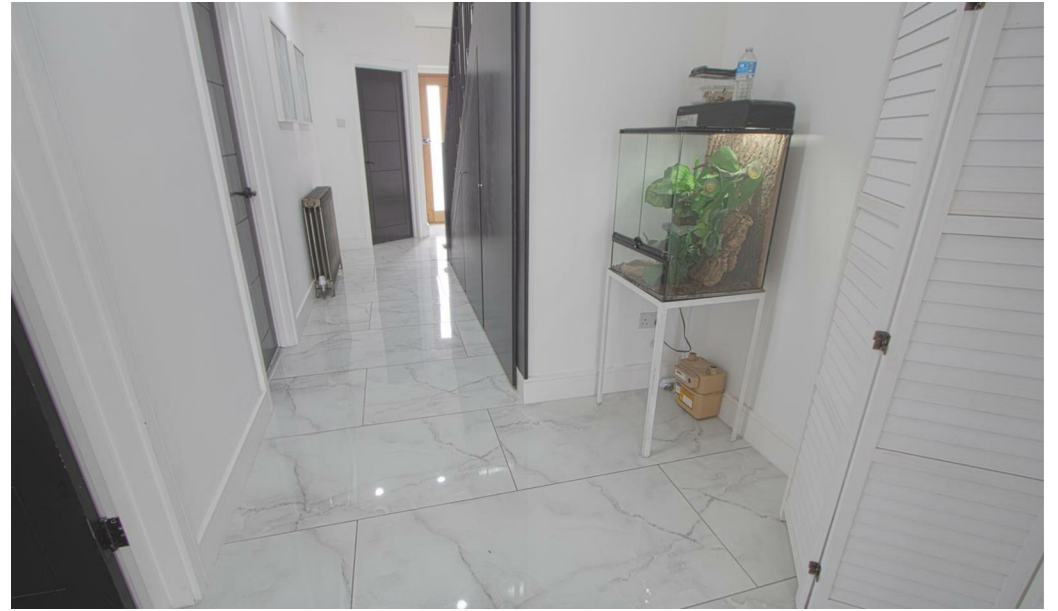
12'6 x 10'8

**FAMILY BATHROOM**

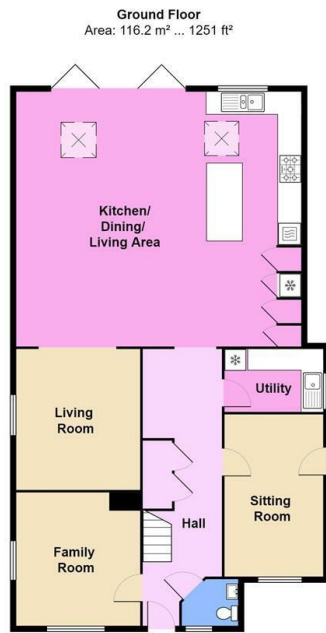
7'8 x 6'6

**GARAGE**

**EXTERIOR**







## ParaBar Estates

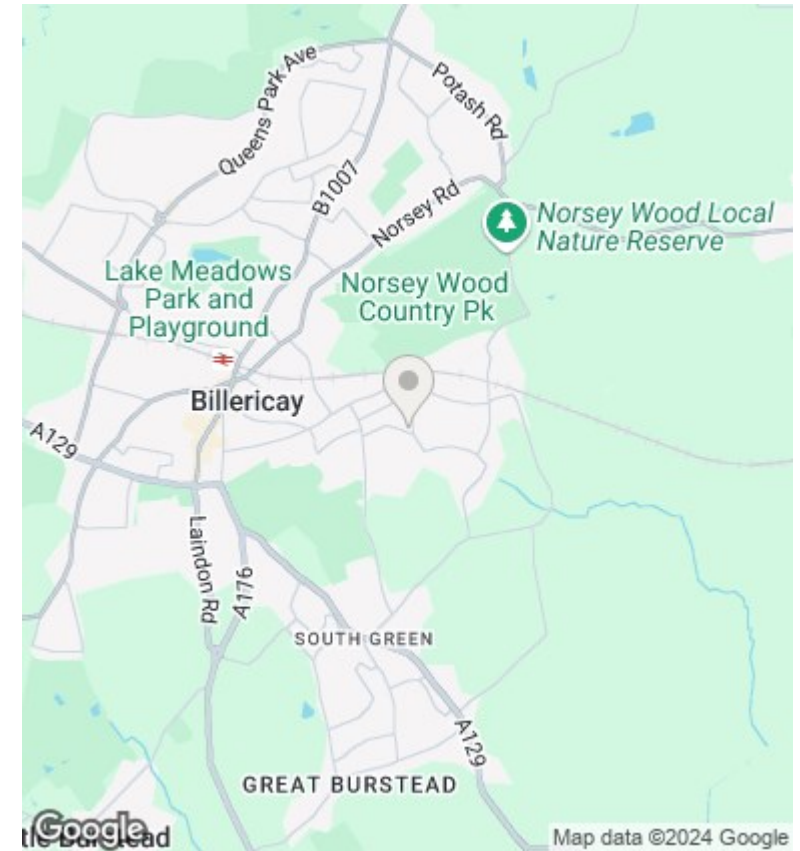


Total Area: 192.5 m<sup>2</sup> ... 2072 ft<sup>2</sup>

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 mis statement. This plan is for illustrative purposes and so only be used as such.



100% Energy Assurances Limited  
www.parabar.co.uk



## Directions

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

## Viewings

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

## Council Tax Band

D

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

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