

# ParaBar Estates



## Noak Hill Road, Billericay

Asking Price £1,250,000

- FOUR DOUBLE BEDROOMS
- FOUR BATHROOMS
- STUNNING VIEWS AT REAR
- NO ONWARD CHAIN
- FOUR RECEPTION ROOMS
- DOUBLE GARAGE WITH LARGE DRIVEWAY
- GATED ENTRANCE WITH PARKING FOR SEVERAL CARS
- 1/2 ACRE PLOT
- SWIIMMING POOL
- KITCHEN AND UTILITY ROOM

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

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

# Noak Hill Road, Billericay

\* FOUR DOUBLE BEDROOMS \* FOUR BATHROOMS \* FOUR RECEPTION ROOMS \* 1/2 AN ACRE PLOT \* DOUBLE DETACHED GARAGE \* SWIMMING POOL \* GATED ENTRANCE \* LARGE DRIVEWAY WITH PARKING \* Set back off the road is this large detached home in excess of 3000 sq ft with stunning rear garden and large frontage. Located on the popular Noak Hill Road this large detached house been in the same family for 50 years and is being sold with NO ONWARD CHAIN.



Council Tax Band: G



**ENTRANCE HALL**

**CLOAKROOM**

**STUDY**

10'8 x 5'10

**DINING ROOM**

13'10 x 11

**KITCHEN DINER**

27 x 10

**UITLITY ROOM**

10 x 9

**FAMILY ROOM**

17 x 14

**LOUNGE**

25 x 20

**FIRST FLOOR**

**BEDROOM ONE**

21 x 13'5

**ENSUITE**

10 x 9'5

**BEDROOM TWO**

16 x 10

**ENSUITE**

10'6 x 5'6

**BEDROOM THREE**

13'6 x 21'1

**BEDROOM FOUR**

15'3 x 10

**FAMILY BATHROOM**

10'1 x 9

**DOUBLE GARAGE**

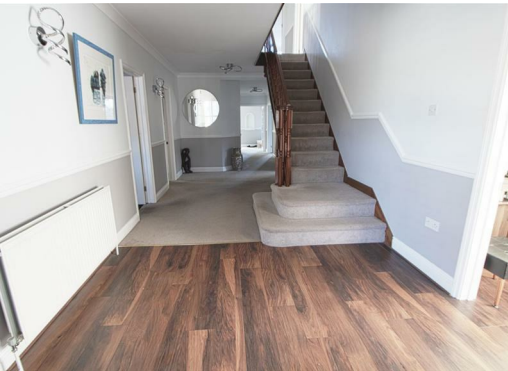
19 x 17'10

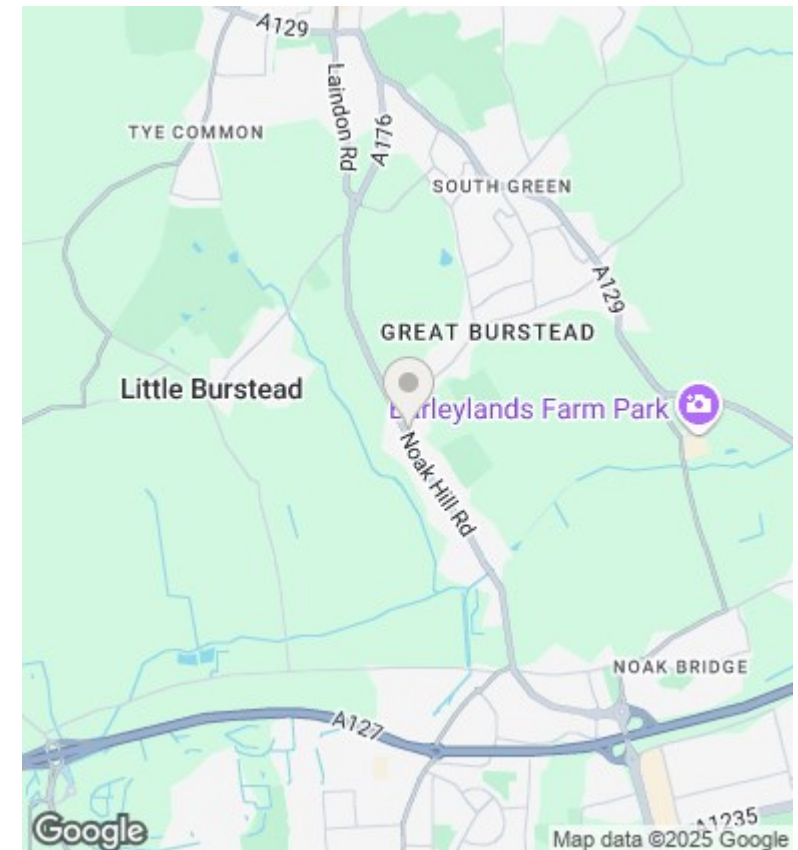
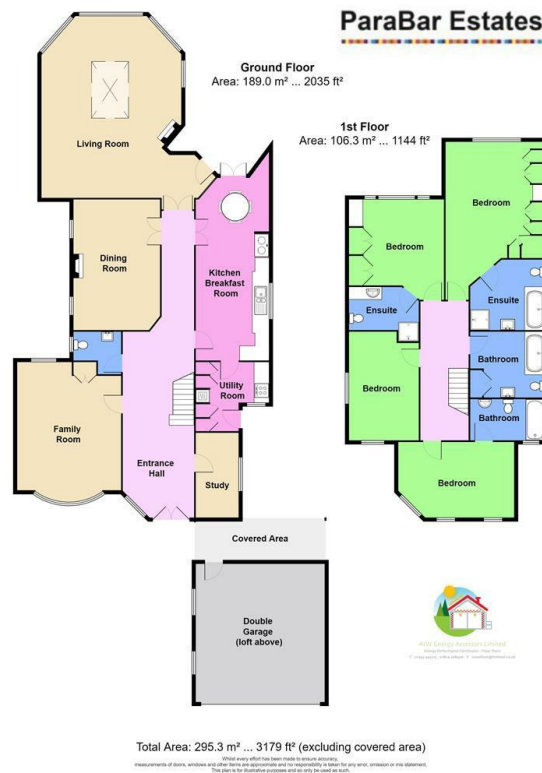
**EXTERIOR**

**SWIMMING POOL**

**PARKING**







## 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

G

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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