

# ParaBar Estates



## High Meadow, Billericay,

Asking Price £480,000

- CHAIN FREE
- THREE GOOD SIZE BEDROOMS
- CONSERVATORY

- SEMI DETACHED
- WELL MAINTAINED
- OWN DRIVEWAY

- 0.5 MILE TO HIGH STREET
- GARAGE WITH UTILITY AREA
- SECLUDED WEST FACING GARDEN

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

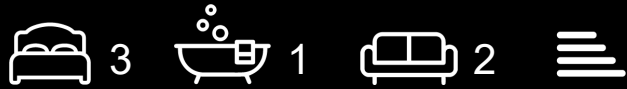
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# High Meadow, Billericay CM11 2BL

\* CHAIN FREE \* SEMI DETACHED \* THREE GOOD SIZE BEDROOMS \* WELL MAINTAINED \* GARAGE WITH UTILITY AREA \* CONSERVATORY  
\* OWN DRIVEWAY \* SECLUDED WEST FACING GARDEN\*

This charming three bedroom family home has been lovingly maintained, has a beautiful secluded west facing garden & is conveniently located for high street & station. Council tax band D



Council Tax Band: D



**ENTRANCE PORCH**

Access to garage

**LOUNGE**

19'0" x 11'1"

**KITCHEN**

12'9" x 8'2"

**CONSERVATORY**

15'11" x 7'7"

**GARAGE**

Utility area to rear of garage

**FIRST FLOOR****MASTER BEDROOM**

12'2" x 10'5"

**BEDROOM TWO**

12'9" x 8'9"

Shower cubicle

**BEDROOM THREE**

8'9" x 8'6"

Built in cupboard

**BATHROOM**

6'5" x 4'10"

**CLOAKROOM****EXTERIOR**

Front: Driveway, remainder laid to lawn

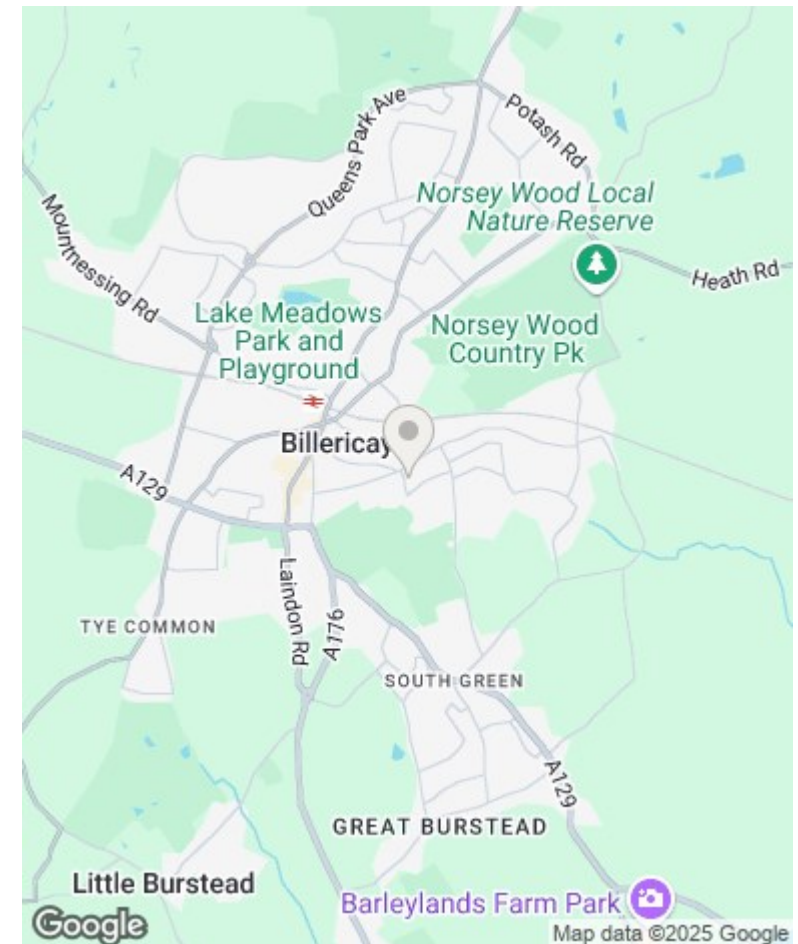
Rear: Seating area, remainder mainly laid to lawn



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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.



## Directions

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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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