

# ParaBar Estates



## Outwood Common Road, Billericay

Asking Price £600,000

- IMMACULATE CONDITION
- MODERN REFITTED KITCHEN DINER 2018
- GROUND FLOOR CLOAKROOM
- DRIVEWAY FOR THREE /FOUR CARS
- 1930'S CHARACTER STYLE SEMI
- NEW ENSUITE 2024
- GOOD SIZE RECENTLY LANDSCAPED GARDEN

- COMPLETE ONWARD CHAIN
- UTILITY ROOM
- GARAGE

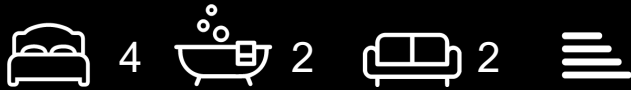
106 High Street, Billericay, Essex, CM12 9BY  
01277 65 65 63

info@parabar.co.uk  
www.parabar.co.uk



# Outwood Common Road, Billericay

\* COMPLETE ONWARD CHAIN \* IMMACULATE CONDITION \* 1930'S CHARACTER STYLE SEMI \* FOUR GOOD SIZE BEDROOMS \* MODERN REFITTED KITCHEN DINER 2018 \* NEW ENSUITE 2024 \* UTILITY ROOM \* GROUND FLOOR CLOAKROOM \* GOOD SIZE RECENTLY LANDSCAPED GARDEN \* GARAGE \* RECENTLY REPLACE BOILER \* This immaculate family home has been lovingly maintained by the current owners including in recent years : newly refitted kitchen diner with bi- fold doors (2018), new ensuite 2024, new utility room, replacement windows back & side plus front door , landscaped garden 3- 4years ago & recently replace boiler. Council tax band D



Council Tax Band: D



## **ENTRANCE**

## **LOUNGE**

11'9" (into bay ) x 11'1"

## **KITCHEN DINER**

20'0" x 13'11" < 16'9"

## **UTILITY**

6'4" x 6'2"

## **CLOAKROOM**

5'6" x 3'3", 16'4"

## **FIRST FLOOR**

## **MASTER BEDROOM**

12'4" x 11'0"

access to ensuite

## **ENSUITE**

8'1" x 2'9"

## **BEDROOM TWO**

10'9" x 10'4"

bespoke slide robes

## **BEDROOM THEREE**

12'7" (into bay) x 9'6"

## **BEDROOM FOUR**

14'2" x 7'6"

## **BATHROOM**

6'9" x 6'2"

## **INTEGRAL GARAGE**

## **EXTERIOR**

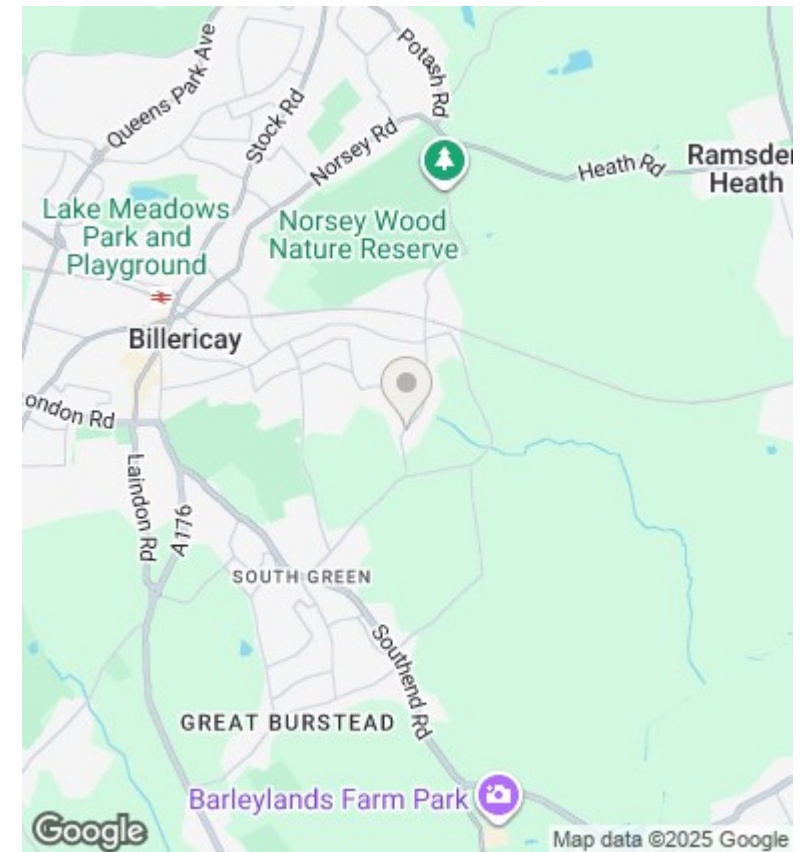
front : driveway for multiple vehicles

rear: two landscaped family seating / entertainment areas, shed









## 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 	

info@parabar.co.uk  
www.parabar.co.uk