



MEACOCK & JONES

4 Bedrooms

House - Detached

Located in Old
Shenfield

£1,150,000



enquiries@meacockjones.co.uk

www.meacockjones.co.uk

01277 218485

33 Park Way Old Shenfield

Brentwood | Essex. | CM15 8LH



A characterful, early 20th-century detached property, beautifully positioned within one of Old Shenfield's most appealing tree-lined avenues, offering an excellent opportunity to acquire a home with period features, scale and future potential.

This charming property was constructed in 1919 and combines timeless architectural detailing with generous family accommodation, all set within a mature plot featuring a beautifully established south-easterly facing garden.

The property occupies a highly sought-after position in Old Shenfield, renowned for its attractive residential character and excellent connectivity.

Shenfield Station, providing fast services to London Liverpool Street and the Elizabeth Line, is within comfortable walking distance, as are the amenities of Shenfield Broadway. The area is also well regarded for its selection of highly respected schools, such as St. Mary's and Brentwood Schools.



33 Park Way

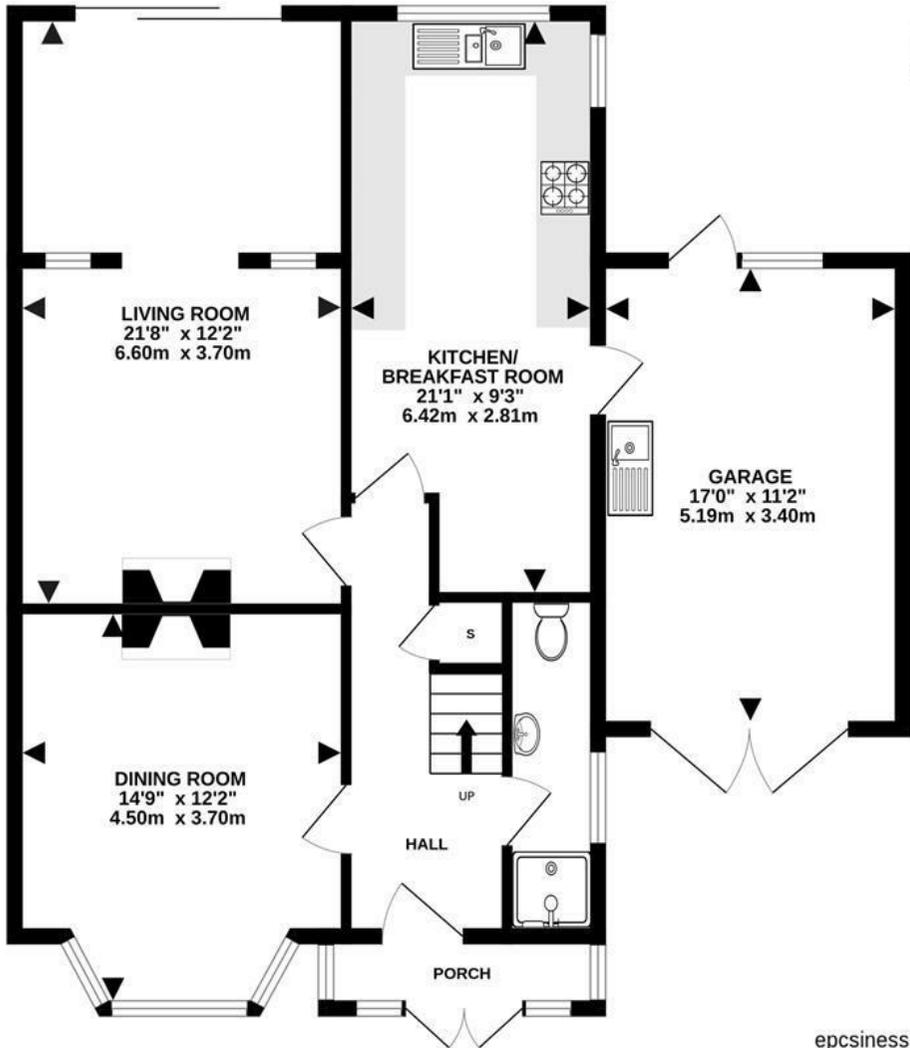
£1,150,000 Freehold

- Prime Old Shenfield location
- Four bedrooms and two shower rooms
- Spacious kitchen/breakfast room
- Garage & driveway parking
- Close to Shenfield Broadway & schools
- Detached 1919 constructed character home
- Two elegant reception rooms
- South-east facing rear garden (approx. 60' x 40')
- Walking distance to Shenfield Station (Elizabeth Line)
- Scope to extend/modernise (STPP)

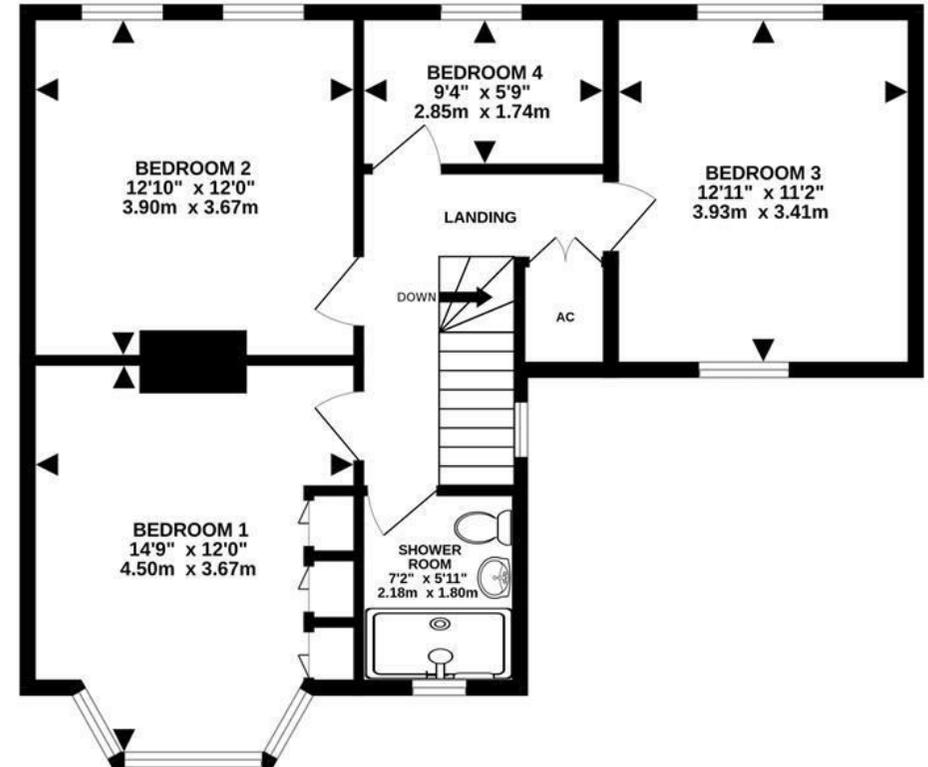




Ground Floor
939 sq.ft. (87.2 sq.m.) approx.



1st Floor
641 sq.ft. (59.6 sq.m.) approx.



epcsinessex

TOTAL FLOOR AREA : 1581 sq.ft. (146.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Council Tax Band: G

Local Authority: Brentwood Borough Council

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		
92-91	B		
81-61	C		
51-41	D		
31-21	E		
11-1	F		
0	G		
No energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Whilst care has been exercised in the preparation of these particulars, statements about the property must not be relied upon as representations or statements of fact. Prospective purchasers must make and rely upon their own enquiries and those of their professional representatives. All measurements, areas and distances given are approximate. We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify they are in working order. Any fixtures or fittings detailed in these particulars are not necessarily included in the sale price and Meacock & Jones and their staff accept no liability for any errors contained therein.

