



Keith  
Ashton Land & New Homes

Shenfield Road, Shenfield  
Brentwood

# APARTMENT 7 41 SHENFIELD ROAD

Guide Price £875,000

Shenfield Brentwood, CM15 8EN



We are proud to present 41 Shenfield Road Apartments — an exclusive, gated development of just nine brand-new luxury apartments. Perfectly situated with open views across the picturesque Merrymeade Country Park, this setting offers 84 acres of woodland and grassland to enjoy peaceful walks right on your doorstep.

For commuters and city-seekers, both Brentwood and Shenfield mainline stations are within walking distance, providing Elizabeth Line connections and fast trains into London, as well as access to vibrant high-street shopping, stylish bars, and excellent restaurants.

Each apartment has been thoughtfully designed with spacious layouts, en-suite bathrooms and/or shower rooms, additional main bathrooms, and high specification finishes throughout. Comfort comes as standard with underfloor heating and air-conditioning units.

Residents will also benefit from secure allocated parking, landscaped communal gardens, and on selected apartments—private outdoor space.

- LUXURY FIRST FLOOR APARTMENT
- TWO BEDROOMS

- 1385 SQ.FT OF ACCOMMODATION
- COUNTRYSIDE VIEWS

- LIVING AREA WITH BALCONY
- 0.8 MILES TO SHENFIELD STATION

- SEPARATE UTILITY ROOM
- EASY WALK TO BRENTWOOD HIGH STREET

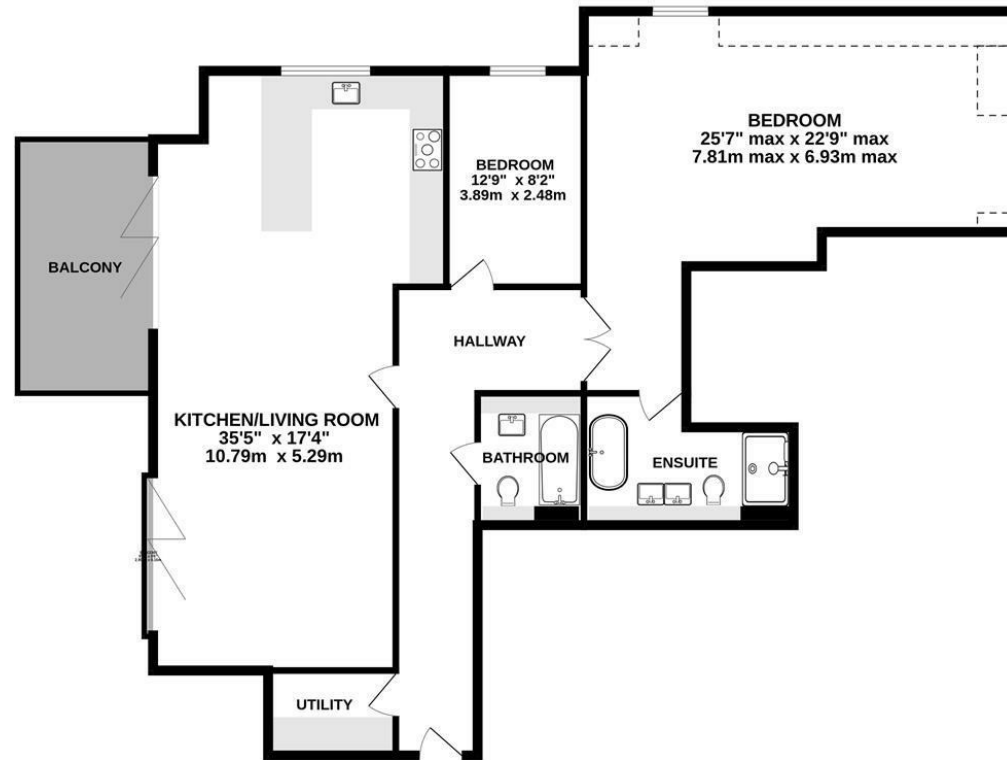
Apartment 7 'The Sheas' – (1385 sq.ft). This FIRST FLOOR, two bedroom apartment has a long l-shaped hallway giving access to all rooms. A large l-shaped master bedroom with windows to two aspects, benefits from a four piece, en-suite which includes double shower cubicle, freestanding bath, w.c and 'his' and 'hers' wash hand basins. There is also a main bathroom off the hallway.

A kitchen / living room, measuring an impressive 35'5 in length x 17'4 has two sets of bi-folding doors, one set opening to a 'Juliette' balcony and the other onto a private balcony which is of good size. The kitchen area is fitted in a range of quality 'Crabtree & Hargreaves' wall and base units with breakfast bar with seating to one side. Integrated appliances include fridge/freezer, integrated ovens and microwave and induction hob with extractor above. There is further space for a washing machine and tumble dryer in a separate utility off the hallway.

Throughout the apartment there are oak doors and flooring, luxury carpets and high spec fittings, including underfloor heating and air conditioning unit. There are two allocated parking bays provided along with visitor parking. There is also access to the landscaped communal gardens.



FIRST FLOOR  
1385 sq.ft. (128.7 sq.m.) approx.



TOTAL FLOOR AREA: 1385 sq.ft. (128.7 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only.  
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| Energy Efficiency Rating |           | Environmental Impact (CO <sub>2</sub> ) Rating |           |
|--------------------------|-----------|------------------------------------------------|-----------|
| Current                  | Potential | Current                                        | Potential |
|                          |           |                                                |           |
| England & Wales          |           | England & Wales                                |           |

#### SERVICES:

Local Authority: Brentwood  
Council tax band: F  
Post code: CM15 8EN

#### VIEWING:

Strictly by prior arrangement with Keith Ashton Estate Agents

#### OPENING HOURS:

Monday to Friday: 8.45AM - 6.30PM | Saturdays: 9AM - 5.30PM | Sundays: 10AM - 2PM

**MORTGAGE INFORMATION:** We offer the additional facility of an in-house Independent Financial Adviser who will access all mortgage lenders with the purpose of providing you with the benefit of choice. For quotations or comparables please call 01277 260858 or visit our interactive website at [www.mortgagebusiness.net](http://www.mortgagebusiness.net)

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