



Keith  
Ashton

Mayfield Gardens,  
Brentwood



## 50 MAYFIELD GARDENS

Brentwood, CM14 4UL

We are pleased to present this charming three-bedroom semi-detached home, ideally located just moments from Brentwood High Street. Well-presented throughout, the property offers generous living space including a bright extension to the rear and versatile converted garage along with a lovely south facing garden.

Perfectly positioned for easy access to Brentwood Station and a selection of highly regarded local schools, this home is an ideal choice for families and commuters alike, combining comfort, convenience, and connectivity.

- SEMI-DETACHED FAMILY HOME
- THREE BEDROOMS
- HIGHLY REGARDED SCHOOLS NEARBY
- UTILITY ROOM
- CONVERTED GARAGE
- CLOSE TO BRENTWOOD HIGH STREET
- LESS THAN A MILE TO BRENTWOOD STATION
- SOUTH FACING REAR GARDEN

Offers In Excess Of £525,000 -  
£575,000



## Description

The internal layout commences with a porch that opens into a spacious entrance hall, complete with built-in storage and access to a ground floor WC. At the front of the home, the former garage has been thoughtfully converted into a flexible family room—ideal for use as a playroom, home office, or snug. To the rear, a comfortable lounge offers a relaxing retreat and flows seamlessly into a further reception room through large sliding doors. This bright versatile space provides a charming setting for dining and everyday living, with French doors opening out to the rear garden. The well-appointed kitchen features a range of eye and base level units and leads to a side passageway, providing additional access to a practical utility room.

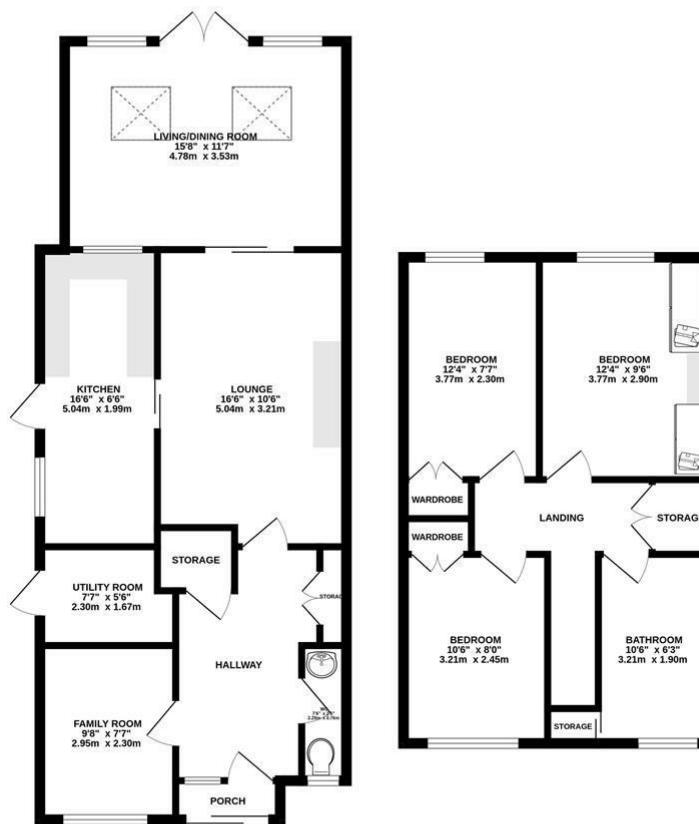
Upstairs, the home continues to impress with three double bedrooms, all benefitting from built-in wardrobes. The spacious family bathroom is fitted with both a bathtub and a walk-in shower, while the landing also offers further built-in storage.

Externally, the south-facing rear garden begins with a paved patio area, perfect for outdoor dining, with steps leading up to a neat lawn and a second seating area at the foot of the garden—ideal for enjoying the sun throughout the day. To the front, the driveway offers off-street parking and is framed by mature planting, enhancing the home's kerb appeal.

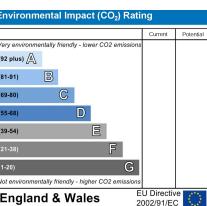
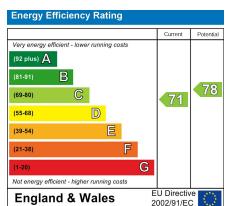


GROUND FLOOR  
715 sq.ft. (66.4 sq.m.) approx.

1ST FLOOR  
461 sq.ft. (42.9 sq.m.) approx.



TOTAL FLOOR AREA: 1176 sq.ft. (109.2 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only.  
Made with Metricon ©2005



#### SERVICES:

Local Authority: Brentwood  
Council tax band: D  
Post code: CM14 4UL

#### 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)

We the Agent have not tested any apparatus, fittings or services for this property. The plot size is intended merely as a guide and has not been officially measured or verified by the Agent. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. As part of the service we offer we may recommend ancillary services to you which we believe may help you with your property transaction. We wish to make you aware, that should you decide to use these services we will receive a referral fee. For full and detailed information please visit 'terms and conditions' on our website [www.keithashton.co.uk](http://www.keithashton.co.uk)

