



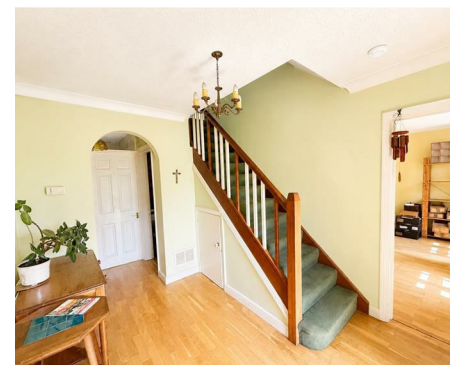
MEACOCK & JONES

5 Bedrooms

House - Detached

Located in Ingrave

Guide Price
£850,000 - £900,000



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www.meacockjones.co.uk

01277 218485

2 Grange Close Ingrave

Brentwood | Essex | CM13 3QP



****Initial offers invited in the region of £800,000 TO £850,000**** A substantial five-bedroom detached family home occupying a generous corner plot within a quiet cul-de-sac, in the highly sought-after village of Ingrave. The property offers excellent potential and is offered to the market with no onward chain. Ideally positioned for convenient access to Shenfield and Brentwood stations, providing excellent rail links into London and within close proximity to the highly regarded Ingrave Johnstone Primary School and St. Martin's Secondary School.

The accommodation is entered via a spacious entrance hall, which provides access to a dining room that could equally be used as a home office. The generously proportioned triple-aspect lounge enjoys delightful views over the rear garden and is filled with natural light. A charming fireplace with a wooden mantel and inset log-burning stove creates an attractive focal point, adding warmth and character to this inviting living space. The kitchen is a well-proportioned room, comprehensively fitted with an attractive range of country-style units and flows seamlessly into the breakfast room, with views over the delightful rear garden. A further door leads to the utility room, providing space and plumbing for a washing machine and tumble dryer, together with additional space for a fridge/freezer. The ground floor accommodation is completed by a convenient cloakroom.

The first floor comprises five bedrooms, four of which are doubles. Bedroom one is a bright dual-aspect room with a built-in shower and wash hand basin. The family bathroom features floor-to-ceiling tiling and a tiled floor.

Externally, the private rear garden begins with a patio area and the remainder is mainly laid to lawn, screened by mature trees, shrubs and hedging to create a pleasant and secluded setting. To the front is a lawned garden, while a gated driveway to the side provides off-street parking for numerous cars and access to a detached garage.



2 Grange Close

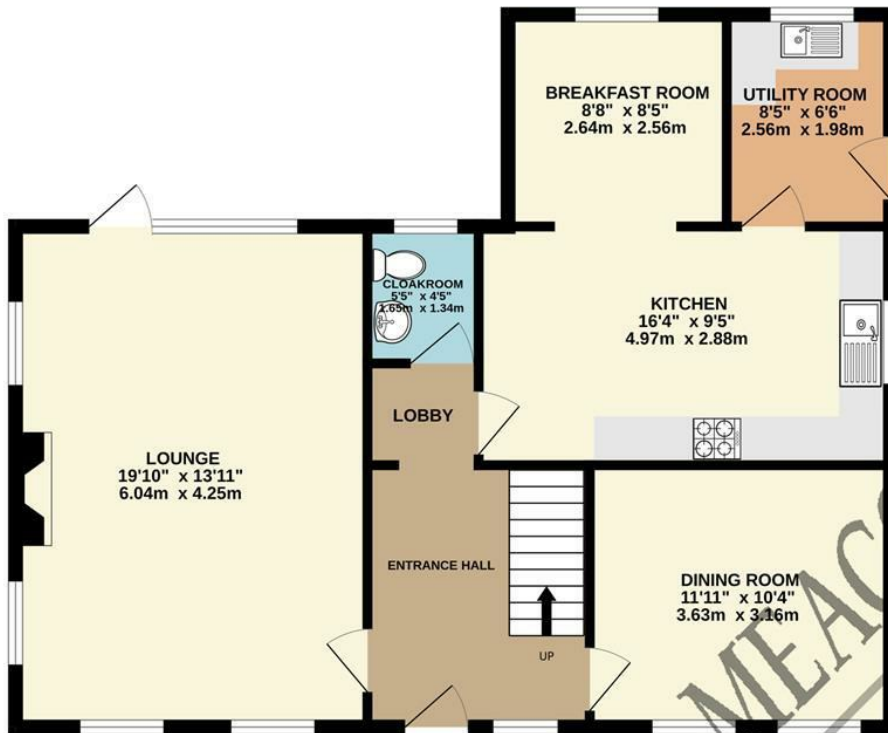
Guide Price £850,000 - £900,000 FREEHOLD

- Five Bedroom Detached House
- Lounge
- Utility Room
- Private Rear Garden
- Within easy reach of Ingrave Johnstone School and St. Martin's Secondary School
- Dining Room/Home Office
- Kitchen
- Breakfast Room
- Close to Shenfield and Brentwood Stations
- NO ONWARD CHAIN

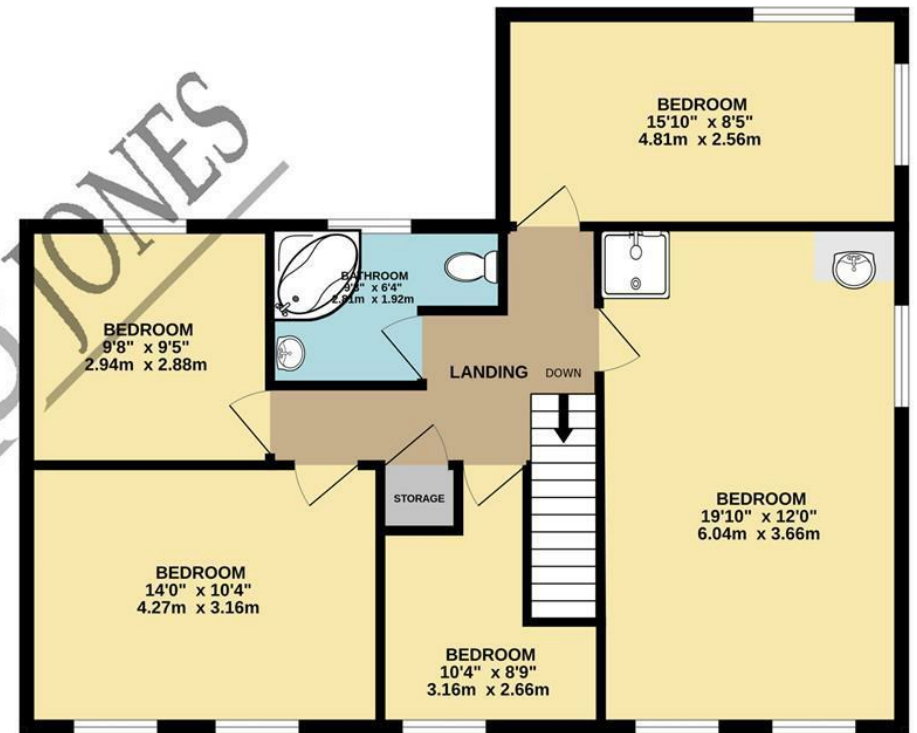




GROUND FLOOR
809 sq.ft. (75.1 sq.m.) approx.



1ST FLOOR
819 sq.ft. (76.1 sq.m.) approx.



TOTAL FLOOR AREA : 1628 sq.ft. (151.3 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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Accommodation Comprises of:-

Entrance Hall

Dining Room

11'11 x 10'4

Lounge

19'10 x 13'11

Lobby

Ground Floor Cloakroom

Kitchen

16'4 x 9'5

Breakfast Room

8'8 x 8'5

Utility Room

8'5 x 6'6

First Floor

Bedroom One

19'10 x 12'

Bedroom Two

15'10 x 8'5

Bedroom Three

14' x 10'4

Bedroom Four

10'4 x 8'9

Bedroom Five

9'8 x 9'5

Family Bathroom

9'8 x 6'4

Externally

Rear Garden

Front Garden

Garage

MEACOCK & JONES

106 Hutton Road

Shenfield

Essex

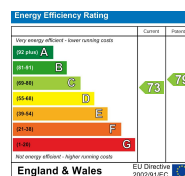
CM15 8NB

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Council Tax Band: G

Local Authority: Brentwood Borough Council



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