BRANOCS ESTATES

50 WOOD WAY, BRAINTREE CM77

£2,250 PER MONTH

4 Bedrooms | 2 Bathrooms | 3 Receptions

** AVAILABLE NOW! ** Situated within the sought after village of Great Notley, is this FOUR bedrooms DETACHED family home. Internally the property boasts THREE Reception Rooms, cloakroom, Kitchen/Diner, En-Suite to the master bedroom as well as offering an easy maintenance rear garden, DOUBLE GARAGE & driveway parking. The village of Great Notley itself is perfectly situated offering easy access to the A120 leading to the M11 corridor and London Stansted, as well as being just 10 minutes from the nearby Broomfield Hospital and 15-20 minutes from Chelmsford City Centre. With a vast array of village amenities on hand, including a Tesco superstore and the 100' acre Discovery Centre, as well as two highly renowned Primary Schools, and the nearby Felsted School, we highly advise an early viewing in order to appreciate the accommodation on offer

Front of Property

Driveway parking for 3/4 vehicles. Double Garage with up & over doors, front lawn, pathway leading to front door.

Entrance Hall

LVT flooring, storage cupboard, stairs rising to first floor.

Cloarkroom

WC, hand wash basin

Lounge 16'27 x 11'97 (4.88m x 3.35m)

Carpet flooring, double glazed bay window to front, feature gas fireplace, opening to;

Dining Room 11'96 x 10'64 (3.35m x 3.05m)

Carpet flooring, radiator, French doors leading to rear garden

Study/Breakfast Room 9'90 x 8'96 (2.74m x 2.44m)

LVT flooring. French doors leading to rear garden, opening to;

Kitchen/Diner 13'36. x 12'60 (3.96m. x 3.66m)

LVT flooring, wall & base units with roll top work surfaces, window to rear, integrated double oven, 4 ring gas hob with extractor over, fridge freezer & dishwasher, ceiling spotlights.

Utility Room

Spaces for washing machine & tumble dryer, base units, roll top work surfaces with sink & drainer inset, door leading to side.

FIRST FLOOR

Bedroom One 16'30 x 13'64 (4.88m x 3.96m)

Carpet flooring, double glazed window, radiator, fitted wardrobes, door to;

En-Suite

Double shower. hand wash basin, WC.

Bedroom Two 17'89 x 12'03 (5.18m x 3.73m)

Carpet flooring, radiator, double glazed window, fitted wardrobe.

Bedroom Three 13'70 x 9'35 (3.96m x 2.74m)

Carpet flooring, double glazed window, fitted wardrobe.

Bedroom Four 11'01 x 9'14 (3.38m x 2.74m)

Carpet flooring, double glazed window, radiator.

Bathroom

Double shower, bath, WC, hand wash basin.

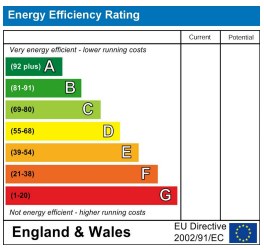
Rear of Property

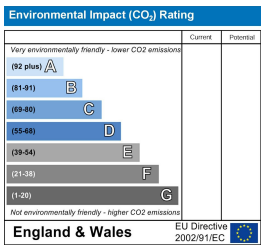
Commencing with paved patio seating area, remainder laid to lawn, enclosed by panel fencing, side access leading to front.

Area Map

Floor Plans

Energy Efficiency Graph





Branocs endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.

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