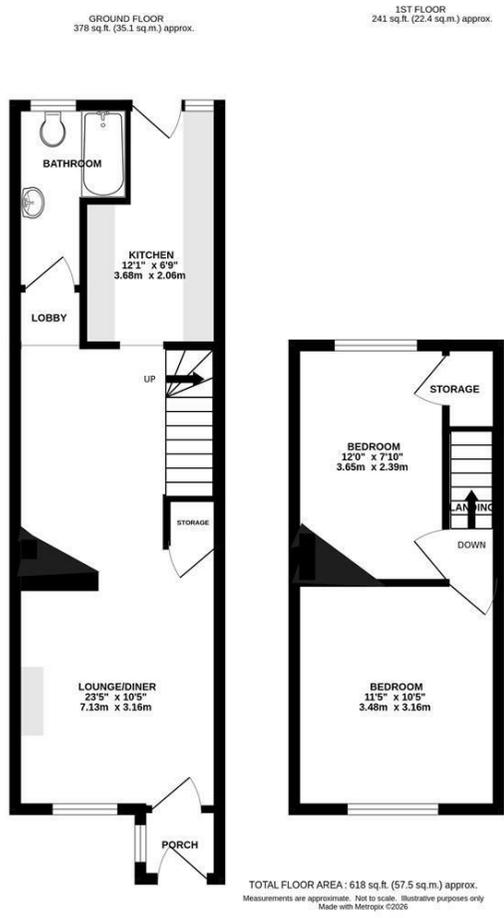




**Keith  
Ashton**

St. Peters Road, Warley  
Brentwood



16 St. Peters Road, Warley, Brentwood, CM14 5JF

**\*\*Guide Price £350,000 - £375,000\*\*** We are pleased to present this two-bedroom terraced cottage, offered with no onward chain and ideally positioned in a quiet turning just 0.3 miles from Brentwood station, providing excellent transport links into London and beyond.

The property is entered via a useful entrance porch, leading into a spacious open-plan lounge/diner. To the rear, a galley-style kitchen provides access to the garden, with a separate lobby area giving way to the bathroom. Upstairs, there are two well-proportioned double bedrooms. Outside, the property benefits from a low-maintenance rear garden.

This property presents a fantastic opportunity for buyers looking to modernise and personalise a home to their own taste. It is ideally suited to first-time buyers, investors, and commuters alike.

Guide Price £350,000 - £375,000

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO <sub>2</sub> emissions	
(82 plus) <b>A</b>		(82 plus) <b>A</b>	
(69-81) <b>B</b>		(69-81) <b>B</b>	
(55-68) <b>C</b>		(55-68) <b>C</b>	
(39-54) <b>D</b>		(39-54) <b>D</b>	
(29-38) <b>E</b>		(29-38) <b>E</b>	
(15-28) <b>F</b>		(15-28) <b>F</b>	
(1-14) <b>G</b>		(1-14) <b>G</b>	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO <sub>2</sub> emissions	
EU Directive 2002/91/EC	EU Directive 2002/91/EC	EU Directive 2002/91/EC	EU Directive 2002/91/EC
England & Wales	England & Wales	England & Wales	England & Wales

88

70

**SERVICES:**

Local Authority: Brentwood  
Council tax band: C  
Post code: CM14 5JF

**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)