



The Galleries, Warley

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Guide Price £500,000 to £550,000

Set within the prestigious The Galleries, an award-winning Grade II Listed development, this exceptional three-bedroom first floor apartment offers an outstanding blend of historic character and contemporary luxury. Originally dating back to the 1850s and sympathetically converted by City & Country, the apartment extends to over 1,100 sq. ft. (approximately 102.3 sq. m.) of beautifully presented accommodation, showcasing impressive, vaulted ceilings that enhance the sense of space and light throughout. Accessed via a communal entrance shared with just one other apartment, the property opens into a welcoming reception hall which provides access to all principal rooms. At the heart of the home is an exceptional open-plan kitchen, dining and living area extending to approximately 430 sq. ft., creating an outstanding space for both everyday living and entertaining. Featuring a striking vaulted ceiling, this impressive room is flooded with natural light and offers clearly defined areas for cooking, dining and relaxing while maintaining a wonderfully sociable atmosphere. The recently refitted kitchen, installed approximately two years ago, boasts a comprehensive range of contemporary units, integrated appliances and a substantial breakfast bar with seating for up to six people. French doors open onto a private balcony overlooking the beautifully landscaped communal gardens, providing the perfect place to relax and enjoy the peaceful surroundings. The spacious principal bedroom benefits from a stylish en-suite shower room, while two further well-proportioned double bedrooms are served by a contemporary family



bathroom. The generous layout offers excellent flexibility for families, professionals or those requiring guest accommodation or a home office. Further benefits include gas central heating, hard flooring throughout the principal living areas, an allocated parking space and beautifully maintained communal gardens surrounding this landmark development. The Galleries is one of Brentwood's most sought-after residential developments, combining architectural heritage with modern convenience. Brentwood High Street is within easy reach, while Brentwood Railway Station is within walking distance, providing fast and direct services into London via the Elizabeth Line. The property also benefits from excellent road connections, with convenient access to the A12 and M25, making it ideal for commuters. Properties of this calibre within The Galleries are rarely available, presenting a unique opportunity to acquire a spacious and character-filled home in one of Brentwood's most iconic and desirable developments.

Communal Entrance Hall

Entrance Hall

Lounge, Diner, Kitchen Areas 20' 10" x 20' 8"
(6.35m x 6.29m)

Master Bedroom 16' 2" x 11' 8" (4.92m x 3.55m)

En-suite Shower Room 7' 2" x 5' 3" (2.18m x 1.60m)

Bedroom 2 15' 8" x 10' 2" (4.77m x 3.10m)

Bedroom 3 8' 11" x 6' 7" (2.72m x 2.01m)

Bathroom 7' 3" x 5' 7" (2.21m x 1.70m)

Externally

Agents Note :

Remaining lease: 155 yrs

Annual Ground Rent: £250

Annual Service Charge : £6,000







northwood







Energy efficiency rating for this property

This property's current energy rating is E. It has the potential to be D.

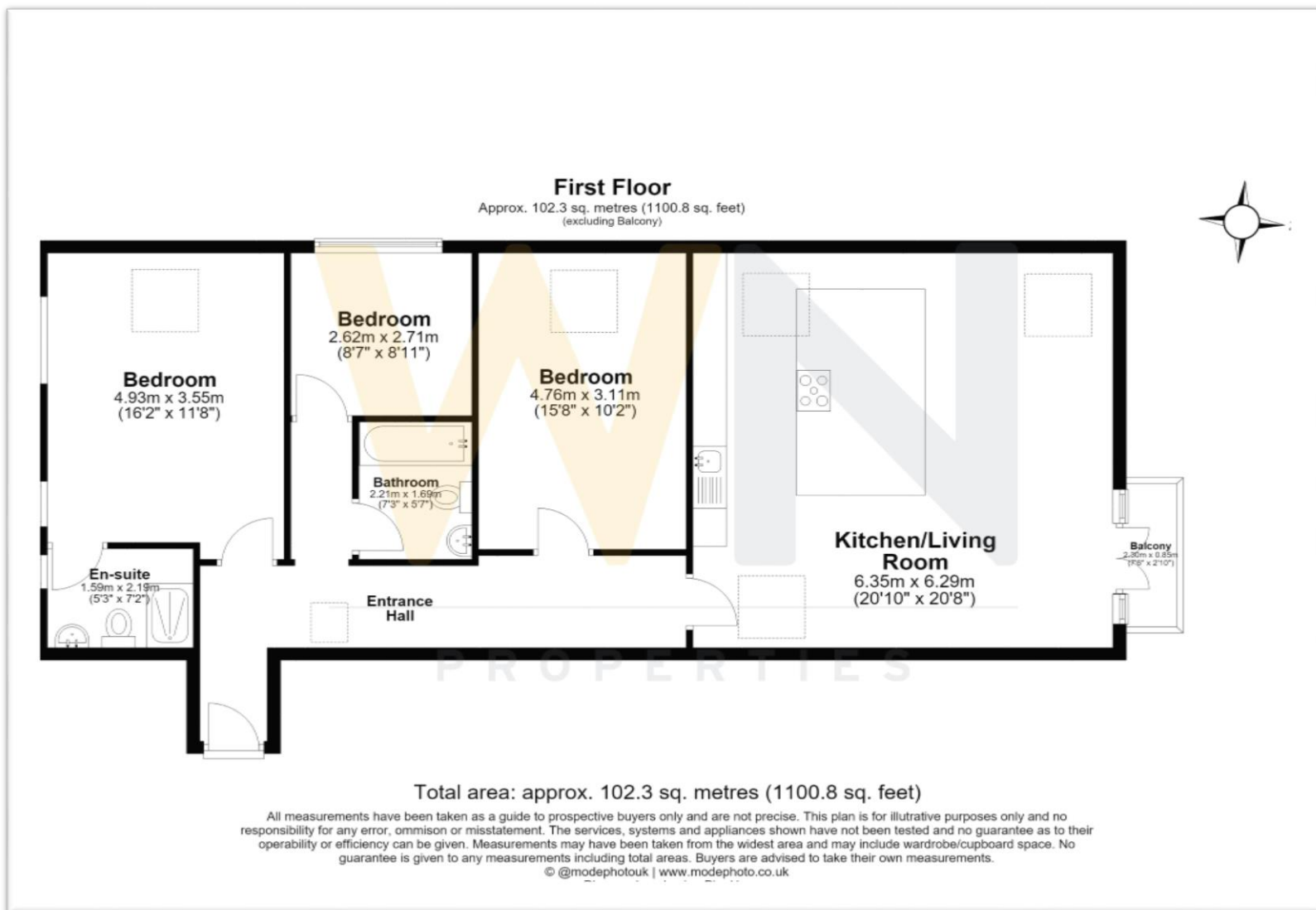
[See how to improve this property's energy performance.](#)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		55 D
39-54	E	52 E	
21-38	F		
1-20	G		

Council Tax Band F

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