





36 BYRON ROAD

Hutton Brentwood, CM13 2RU

£650,000

Nestled in the charming area of Hutton, Brentwood, this delightful detached house on Byron Road offers a perfect blend of comfort and style. With four spacious bedrooms, this property is ideal for families seeking a welcoming home. The two well-appointed reception rooms provide ample space for relaxation and entertaining, making it easy to host gatherings with friends and family.

The house features two modern bathrooms, ensuring convenience for all residents. The layout is thoughtfully designed to maximise space and light, creating a warm and inviting atmosphere throughout.

Conveniently positioned close to a range of local amenities, schools and transport links, the property presents a fantastic opportunity for buyers seeking generous living accommodation with scope for improvement.

- FOUR SPACIOUS BEDROOMS
- SOUGHT AFTER LOCATION
- LAUNDRY ROOM
- GARAGE
- CLOSE TO LOCAL AMENITIES
- SEPARATE DINING ROOM
- GOOD SIZE REAR GARDEN
- BRIGHT AND AIRY THROUGHOUT



Description

The ground floor features a welcoming entrance hall leading to a bright and spacious living room, complemented by a separate sitting room and dining area, providing versatile reception space ideal for both family living and entertaining. The kitchen/dining room extends across the rear of the property and offers excellent potential for reconfiguration and modernisation to suit contemporary lifestyles. A useful ground floor cloakroom/WC, laundry room and additional storage areas further enhance the practicality of the home.

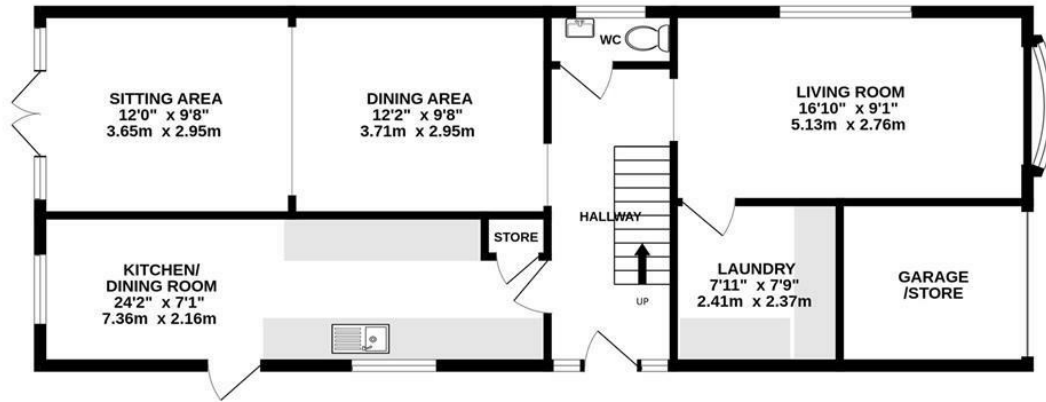
To the first floor are four well-proportioned bedrooms, all served by a family bathroom, making the property perfectly suited to growing families.

Externally, the property benefits from off-street parking and an integral garage, providing valuable storage and secure parking options. The generous plot offers further potential for landscaping or extension, subject to the necessary planning consents.

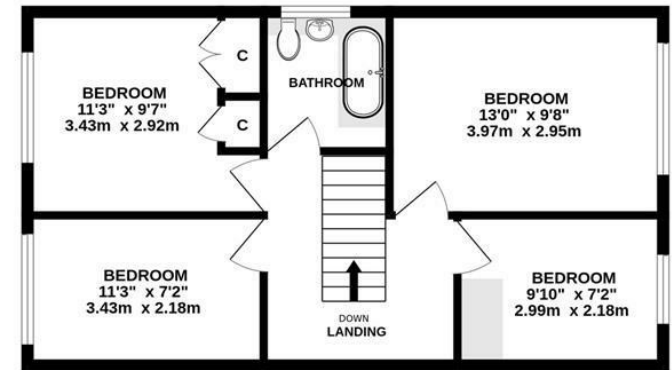
Although the property would benefit from some gentle modernisation, it has been well maintained and offers ample scope for a purchaser to put their own stamp on it and create a superb long-term family home in a desirable and convenient location.



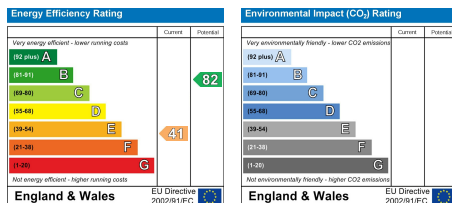
GROUND FLOOR
797 sq.ft. (74.0 sq.m.) approx.



1ST FLOOR
510 sq.ft. (47.4 sq.m.) approx.



TOTAL FLOOR AREA : 1306 sq.ft. (121.4 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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SERVICES:

Local Authority: Brentwood
Council tax band: F
Post code: CM13 2RU

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



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

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