





Property Description

Welcome to your contemporary oasis-a stunning three-bedroom semi-detached home, crafted with care and built in 2022. This residence stands out for its impeccable condition and modern design, ready for you to move in and make it your own.

Step into the inviting entrance hall that leads you to an open-plan living space, where the living room seamlessly transitions into a stylish kitchen-perfect for entertaining or enjoying family time. The thoughtfully designed layout enhances both functionality and flow. A downstairs cloakroom completes the ground floor.

Venture upstairs to discover three generously-sized bedrooms, each meticulously appointed to provide comfort and style. The master suite boasts a private ensuite, while a well-designed family bathroom caters to the needs of the household.

Outside, enjoy the convenience of off-road parking alongside your very own garage, ensuring that practicality meets elegance in this delightful home.

Located in a sought after area, this home is close to Braintree Town Centre and Braintree Train Station which has links to London Liverpool Street, making it easy to access all the amenities the area has to offer. Furthermore 'Braintree Village' with a variety of shopping and leisure facilities are only a short distance away.

Additionally the house is within walking distance to reputable schools and the A131 and A120 are easily accessible providing excellent transport links to Chelmsford City and Stansted Airport.

Entrance Hall

Downstairs Cloakroom

Low level WC, hand wash basin, radiator, double glazed window to the front aspect.

Open Plan Living Room

18' 8" x 16' 5" (5.69m x 5.00m)

Double glazed french doors and windows to the rear aspect, radiator.

Kitchen

11' 6" x 8' 8" (3.51m x 2.64m)

Inset stainless steel sink unit one and a half bowl with left hand drainer with cupboard under, working surfaces to the side with a matching range of wall mounted units with further drawers and cupboards under, built in oven, hob and extractor fan, integrated fridge-freezer, washing machine and dishwasher, radiator, double glazed window to the front aspect.

First Floor Landing

Bedroom One

10' 2" x 10' 2" (3.10m x 3.10m)

Double glazed window to the front aspect, radiator.

En-Suite

Low level WC, hand wash basin, walk in shower cubicle, heated towel rail, double glazed window

Bedroom Two

13' 1" x 9' 5" (3.99m x 2.87m)

Double glazed window to the rear aspect, radiator.

Bedroom Three

10' 8" x 6' 11" (3.25m x 2.11m)

Double glazed window to the rear aspect, radiator.

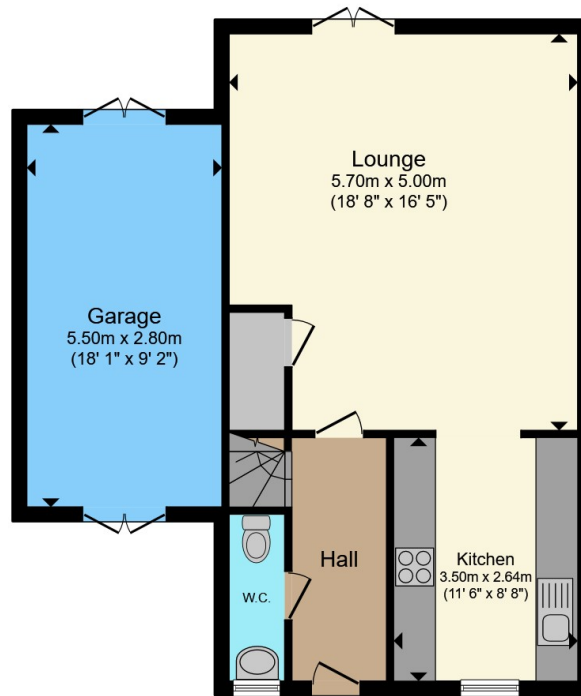
Family Bathroom

Low level WC, hand wash basin, paneled bath with central shower attachment.

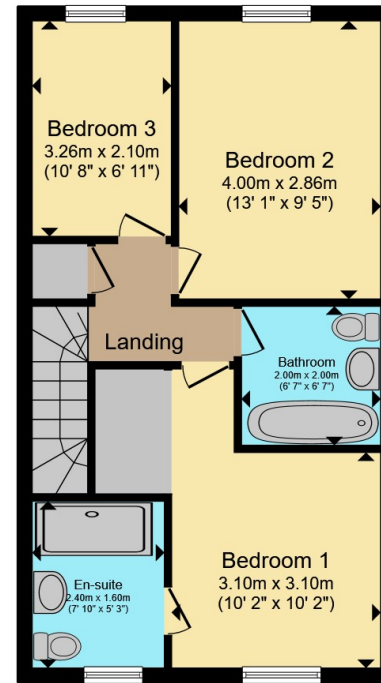








Ground Floor



First Floor

Total floor area 108.9 m² (1,173 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

T 01376 552 222
E braintree@connells.co.uk

17 Great Square
BRAINTREE CM7 1TX

EPC Rating: B Council Tax
Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/BRT308729



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: BRT308729 - 0003