



Berkeley Drive | BILLERICAY | CM12 0YP

£340 Per Week

**ICON**  
RESIDENTIAL

Berkeley Drive |  
BILLERICAY | CM12 0YP  
£340 Per Week

Welcome to this charming semi-detached house located on the desirable Berkeley Drive. This modern property offers a comfortable living space, perfect for individuals or small families seeking a welcoming home.

With a total area of 604 square feet, the house features a well-proportioned reception room that provides an ideal setting for relaxation or entertaining guests. The two bedrooms are thoughtfully designed, offering ample space for rest and personalisation. The bathroom is conveniently located, ensuring ease of access for all residents.

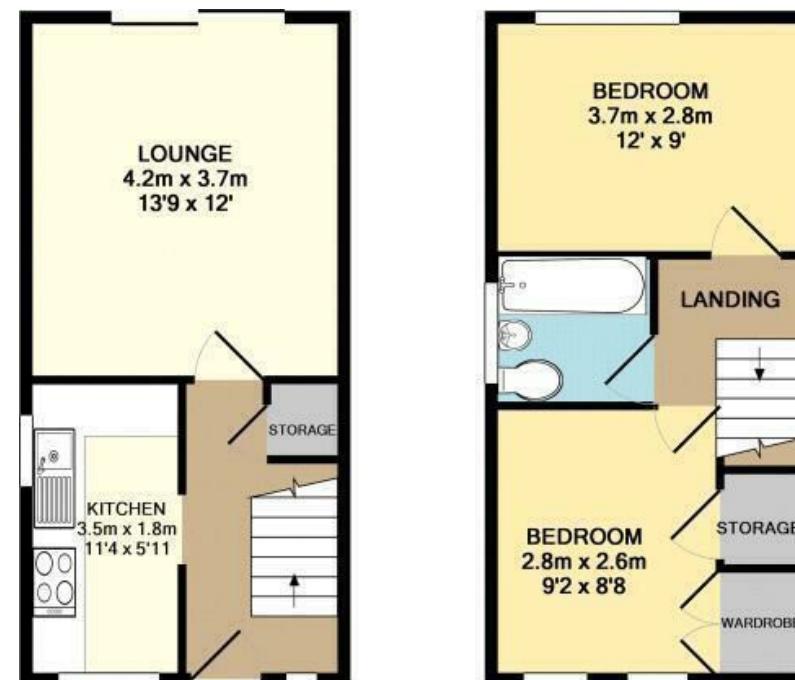
- 2 cosy bedrooms
- Spacious reception room
- Located on Berkeley Drive
- Ideal for small families
- Easy access to transport links
- Modern semi-detached house
- Contemporary bathroom
- 604 sq ft of living space
- Close to local amenities
- Viewing recommended

The modern design of the property not only enhances its aesthetic appeal but also ensures energy efficiency and low maintenance, making it a practical choice for contemporary living. The semi-detached nature of the house allows for a sense of community while still providing privacy.

Situated in a pleasant neighbourhood, this home is

well-connected to local amenities, schools, and parks, making it an excellent choice for those who value convenience and a vibrant community atmosphere.

This property on Berkeley Drive is a wonderful opportunity for anyone looking to settle in a modern, comfortable home. Do not miss the chance to make this delightful house your own.



GROUND FLOOR  
APPROX. FLOOR  
AREA 28.1 SQ.M.  
(302 SQ.FT.)

1ST FLOOR  
APPROX. FLOOR  
AREA 28.1 SQ.M.  
(302 SQ.FT.)

TOTAL APPROX. FLOOR AREA 56.2 SQ.M. (604 SQ.FT.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		91
(81-91)	B		
(69-80)	C		74
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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