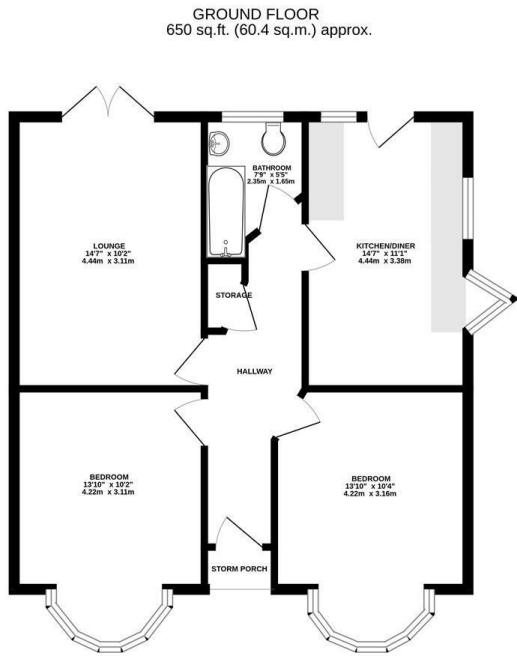




Keith
Ashton

West Park Hill,
Brentwood



TOTAL FLOOR AREA: 650 sq.ft. (60.4 sq.m.) approx.
Measurements are approximate. Not to scale. Dimensions approximate only.
Made with Metronix 2025

£450,000 - £500,000



5 West Park Hill, Brentwood, CM14 4NZ

We are pleased to bring to market this semi-detached bungalow, ideally situated in a pleasant residential turning, less than a mile from Brentwood station, offering excellent transport links into London and beyond.

Offered with no onward chain, the property currently comprises a spacious lounge with double doors opening onto the rear garden, a well-equipped kitchen, two double bedrooms, and a family bathroom. To the rear, there is a generous garden providing excellent outdoor space, along with clear potential to update and extend, subject to the necessary planning consents.

Conveniently located within easy reach of Brentwood High Street and highly regarded local schools, the property is well placed for a range of amenities including shops, cafés, and leisure facilities. This is an excellent opportunity for buyers seeking a home with scope to personalise in a prime and well-connected location



| Energy Efficiency Rating | | Environmental Impact (CO ₂) Rating | |
|---|-------------------------|---|-------------------------|
| Current | Potential | Current | Potential |
| Very energy efficient - lower running costs [82 plus] A | | Very environmentally friendly - lower CO ₂ emissions [82 plus] A | |
| [61-81] B | | [61-81] B | |
| [49-60] C | | [49-60] C | |
| [35-48] D | | [35-48] D | |
| [29-34] E | | [29-34] E | |
| [21-28] F | | [21-28] F | |
| [1-20] G | | [1-20] G | |
| Not energy efficient - higher running costs | | Not environmentally friendly - higher CO ₂ emissions | |
| EU Directive 2002/91/EC | EU Directive 2002/91/EC | EU Directive 2002/91/EC | EU Directive 2002/91/EC |

England & Wales

SERVICES:

Local Authority: Brentwood
Council tax band: D
Post code: CM14 4NZ

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

Brentwood
Tel. 01277 260858

Village Office
Tel. 01277 375757

Lettings Office
Tel. 01277 202200

Explore more @ www.keithashton.co.uk

