



21 BUTTERMERE, BRAINTREE CM77

GUIDE PRICE £300,000

2 Bedrooms | 1 Bathrooms | 2 Receptions

**** NO ONWARD CHAIN **** Nestled within a quiet cul-de-sac on the popular WHITE COURT development, this TWO BEDROOM EXTENDED SEMI-DETACHED PROPERTY offers excellent potential for first-time buyers and downsizers alike. Internally, the property provides spacious and versatile accommodation, featuring an extended lounge/diner and a well-appointed kitchen. The first floor offers two generous double bedrooms and a family bathroom. Externally, the property benefits from a low-maintenance garden, along with a GARAGE and driveway providing off-road parking. Ideally positioned, the home is within close proximity to nearby footpaths, village amenities, and attractive open spaces. Viewing is highly recommended to fully appreciate the potential this property has to offer and avoid disappointment.



GROUND FLOOR

Entrance Hall

Laminate flooring, window to front aspect, under stair storage cupboard, radiator, doors to:

Kitchen 11’0” x 5’10” (3.37m x 1.78m)

Vinyl flooring, a range of wall and base level units with edged work surfaces, tiled splash backs and inset stainless steel sink with mixer tap, integral oven, space for washing machine and fridge freezer, window to front and side aspect,

Living room 13’7” x 11’10” (4.15m x 3.61m)

Laminate flooring, french doors to rear aspect, window to side aspect.

FIRST FLOOR

Landing

Carpet flooring, loft access, doors to:

Bedroom One 11’10” x 8’11” (3.62m x 2.73m)

Carpet flooring, radiator, window to rear aspect.

Bedroom Two 8’11” x 9’2” (2.73m x 2.80m)

Laminate flooring, fitted wardrobe, radiator, window to front aspect.

Bathroom

Suite comprising of bath with shower over, pedestal hand wash basin and WC. Obscure window to side aspect.

EXTERIOR

Garden

Low maintenance fully paved garden with rear access to garage. Gate to front of property.

Front Of Property

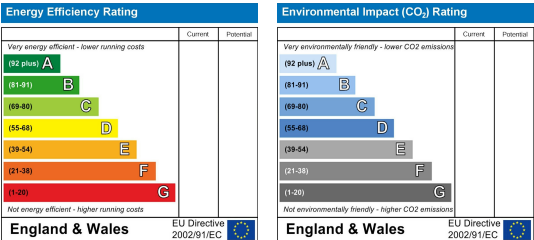
Path to front entrance, driveway to side leading to a single garage with up and over door. Gate to rear garden.

Area Map



Floor Plans

Energy Efficiency Graph



Branocs endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.



Phone: 01376 386555
Email: info@branocsestates.co.uk
Website: www.branocsestates.co.uk

Phoenix House 5 New Street
Braintree
Essex
CM7 1ER

