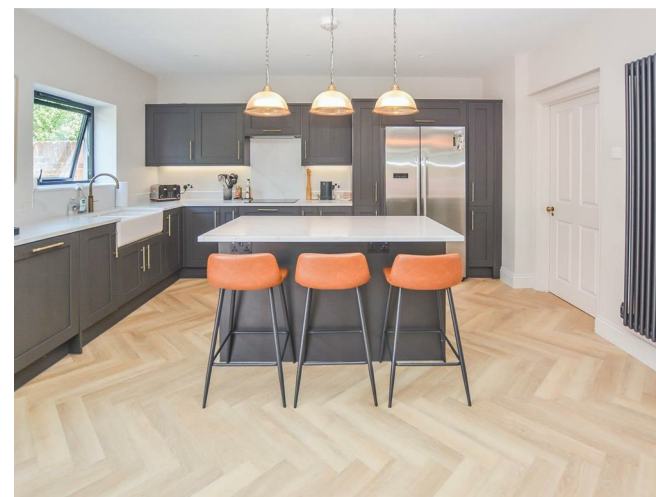




Keith
Ashton

Park Road,
Brentwood



57 PARK ROAD Brentwood, CM14 4TX

Guide Price £850,000 - £900,000

****Guide Price £850,000 - £900,000**** We are delighted to bring to the market this impressive family home, ideally situated in the highly sought-after Park Road area of Brentwood. Beautifully presented throughout, the property offers spacious and well-appointed accommodation, featuring three generously proportioned bedrooms and two luxurious bathrooms, finished to a high standard.

Perfectly positioned within easy reach of Brentwood High Street, the mainline station with its excellent links into London, and a selection of highly regarded schools, this exceptional home also benefits from convenient access to the A12 and M25, making it an ideal choice for families and commuters alike.

IMPRESSIVE FAMILY HOME
BRENTWOOD HIGH STREET NEARBY

BEAUTIFULLY PRESENTED THROUGHOUT
AMPLE OFF-STREET PARKING

THREE BEDROOMS
0.7 MILES TO BRENTWOOD STATION

TWO LUXURIOUS BATHROOMS
EASY REACH OF HIGHLY REGARDED
SCHOOLS

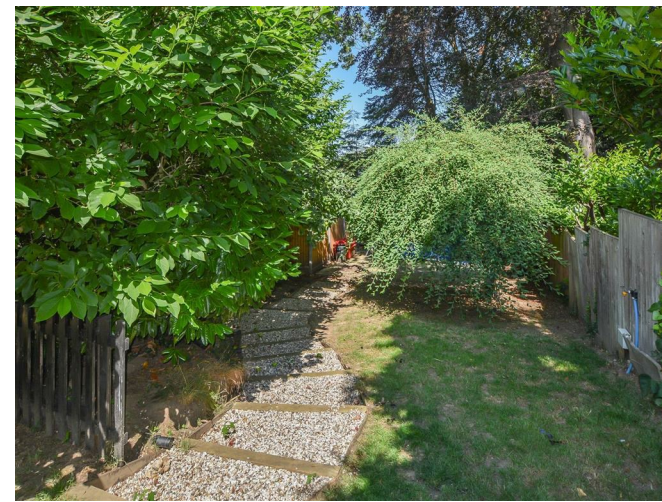


Description

The accommodation begins with a welcoming entrance hall leading through to a comfortable lounge with a front-facing window. Undoubtedly the heart of the home is the impressive open-plan kitchen/dining/family room to the rear, beautifully fitted with a stylish range of eye and base level units, integrated appliances, a Quooker tap and a central island. Bi-fold doors flood the space with natural light and open seamlessly onto the rear garden, creating an ideal setting for both everyday family living and entertaining. A beautifully appointed ground floor shower room completes the accommodation on this level.

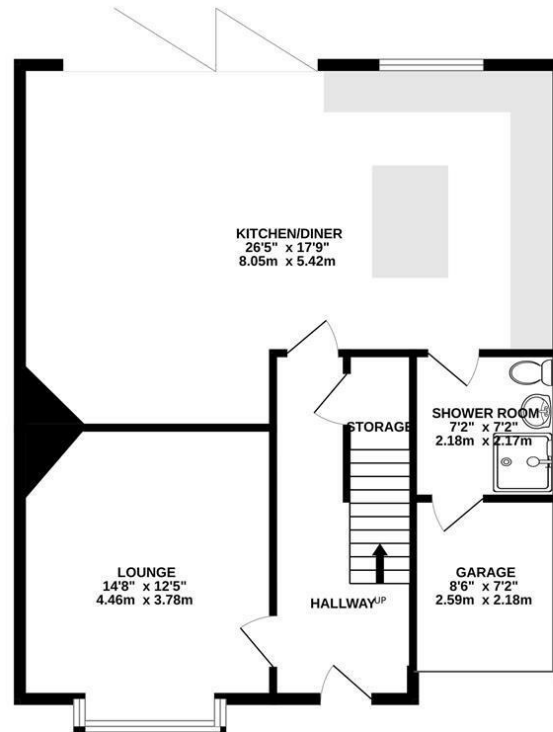
The property has been comprehensively modernised throughout, including a full rewire and complete replumbing in 2024, together with the installation of a new consumer unit, gas boiler and HWS cylinder. In addition, hard-wired internet has been installed to every room, providing fast and reliable connectivity throughout the home. A newly installed security system and hard-wired fire alarm system further enhance the property's safety and peace of mind. To the first floor, the landing provides access to three well-proportioned bedrooms, all served by a luxurious contemporary family bathroom finished to an exceptional standard.

Externally, the rear garden commences with a generous paved patio incorporating an outdoor kitchen with gas connection, sink and water supply, creating an excellent space for al fresco dining and entertaining. Steps lead down to a well-maintained lawn bordered by mature shrubs, offering a high degree of privacy. At the far end of the garden, a substantial concrete base has been installed and future-proofed with electricity, water and hard-wired internet connections, providing the perfect opportunity to create a home office, gym or entertaining space. To the front, a newly landscaped driveway provides off-street parking for up to three vehicles, benefits from an electric vehicle charging point, and leads to the garage.

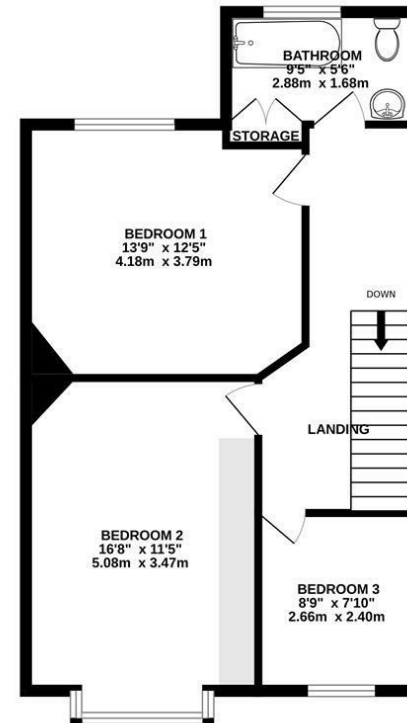




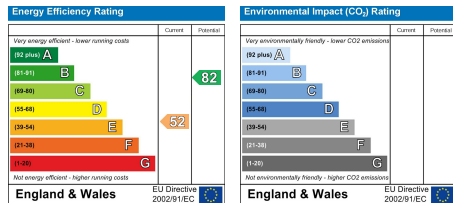
GROUND FLOOR
812 sq.ft. (75.4 sq.m.) approx.



1ST FLOOR
591 sq.ft. (54.9 sq.m.) approx.



TOTAL FLOOR AREA: 1402 sq.ft. (130.3 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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SERVICES:
Local Authority: Brentwood
Council tax band: E
Post Code: CM14 4TX

VIEWING:
Strictly by prior arrangement with Keith Ashton Estate Agents

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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