



**4 Burntwood
Brentwood
Offers over £650,000**

MEACOCK & JONES

4 Burntwood, Brentwood, , CM14 4FJ

Initial offers are invited in the region of £650,000 to £675,000

A most attractive detached four-bedroom family home, offering spacious accommodation in a tranquil cul-de-sac setting. Perfectly positioned just 0.5 miles between Brentwood mainline station and High Street. The property is offered to the market with no onward chain, presenting an excellent opportunity for buyers seeking a straightforward purchase.

The ground floor features a spacious lounge, fitted kitchen, dining area, and a bright family room overlooking the rear garden, together with a convenient WC and integral garage. To the first floor, the property boasts four well-proportioned bedrooms, including a generous principal bedroom with en-suite shower room, together with a modern family bathroom serving the remaining bedrooms.

The accommodation extends to approximately 1,179 sq ft of internal living space, plus an attached garage of 222 sq ft, providing a total of 1,401 sq ft.

A sheltered porch opens into the entrance hall which provides multiple access points, to the lounge, kitchen and WC. The lounge is a spacious and well-presented principal reception room, with a contemporary wall-mounted feature fireplace creating an attractive focal point. Finished in neutral tones and grey carpeting.

Internal French doors open into the family room, creating a flowing and adaptable layout. This versatile additional reception room is flooded with natural light from a large roof lantern and bi-fold doors opening onto the rear garden. Finished with contemporary flooring and neutral décor, it provides an ideal space for a second sitting room, playroom, or home office.

The dining area creates a natural hub of the home and provides an excellent space for both everyday family life and entertaining. Finished with a tasteful Karndean flooring, the room benefits from an open-plan feel whilst retaining clearly defined living spaces. The layout allows seamless flow between the kitchen, lounge and family room, enhancing the property's practical and sociable design.

A stylish and well-appointed contemporary kitchen fitted with a comprehensive range of high-gloss white wall and base units, complemented by contrasting work surfaces and matching splashbacks. The kitchen benefits from integrated appliances including a built-in oven and microwave oven, induction hob with extractor hood above, and integrated dishwasher, while ample cupboard and drawer storage provides excellent storage. Dual-aspect windows allow plenty of natural light into the space, with recessed ceiling spotlights adding a modern finish. The feature contemporary style and practical Karndean flooring extends into this room too.

There is access from the dining area into the integral garage which provides ample space for a utility area and further vehicle parking. Subject to any necessary consents, there is potential to convert the garage into further living accommodation, providing flexibility for a variety of future needs.

The first-floor landing provides access to all four bedrooms and the family bathroom. Finished in neutral décor with grey carpeting with chandelier light fitting in the void above the staircase.

The main bedroom offers excellent space for a king-size bed and additional furnishings. The room benefits from a large window providing good natural light and is finished in neutral décor with grey carpeting. An en-suite shower room adds

convenience, with modern grey wall and floor tiling throughout. The suite comprises a large walk-in shower enclosure fitted with a rainfall shower head and separate handheld attachment, a vanity wash hand basin with useful storage beneath, and a low-level WC and a chrome heated towel rail.

Bedrooms two and three are generous double bedrooms ideal for guests or older children. Bedroom four benefits from a full-height fitted storage cupboard and could alternatively be utilised as a dressing room or home office. The room enjoys natural light from a rear-facing window overlooking the garden.

The stylishly appointed family bathroom features a contemporary white suite comprising a pedestal wash hand basin, low-level WC and elegant freestanding roll-top bath with chrome mixer tap and handheld shower attachment. Finished with attractive grey wall and floor tiling, decorative mosaic border detail and recessed ceiling spotlights.

Externally, the mature rear garden offers a high degree of seclusion, enclosed by established trees, shrubs and fencing. A generous paved terrace adjoins the property, complemented by attractive stone retaining walls and steps leading to the main lawn. A further patio seating area is positioned towards the rear of the garden, creating an ideal spot to relax and enjoy the peaceful surroundings. The garden benefits from a leafy outlook and an exceptionally private setting.

To the front, a generous driveway provides parking for multiple vehicles and is complemented by an integral garage and convenient side access. Mature planting creates an attractive backdrop and enhances the sense of privacy; a feature rarely found in such a convenient residential location.



