



Keith
Ashton

Selwood Road,
Brentwood



17 SELWOOD ROAD Brentwood, CM14 4PX

Guide Price £900,000 - £925,000

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Situated within the catchment area of the well-regarded St Peter's Church of England Primary School and just a short distance from Brentwood Station, the home is perfectly positioned for families and commuters alike. Excellent transport links provide easy access to London and surrounding areas, while nearby country parks and leisure facilities offer a wealth of outdoor and recreational opportunities.

- IMPRESSIVE DETACHED FAMILY HOME
- WELL PRESENTED THROUGHOUT
- FOUR BEDROOMS
- THREE BATHROOMS
- WITHIN ST PETERS CoE CATCHMENT
- COUNTRY PARKS NEARBY
- EASY REACH OF BRENTWOOD STATION
- AMPLE OFF-STREET PARKING



Description

The internal accommodation begins with an enclosed porch opening into a welcoming entrance hall. To the rear of the property is a spacious kitchen/diner, fitted with contemporary wall and base units complemented by contrasting worktops and a breakfast bar. The dining area is filled with natural light from a large window overlooking the garden, with French doors providing direct access to the outside. A useful utility room adjoins the kitchen.

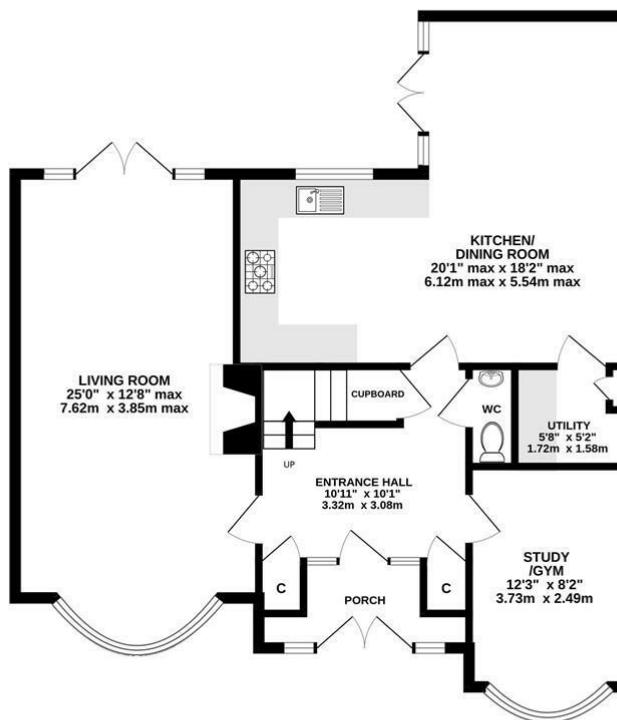
A comfortable and generously sized living room extends from the front to the rear of the house, featuring a large bay window to the front and French doors opening onto the garden. An additional reception room offers versatile space, ideal for use as a study or home gym, while a ground-floor cloakroom completes this level.

To the first floor, the landing provides access to all rooms. There are four well-proportioned bedrooms, two of which benefit from en-suite shower rooms, along with a modern family bathroom.

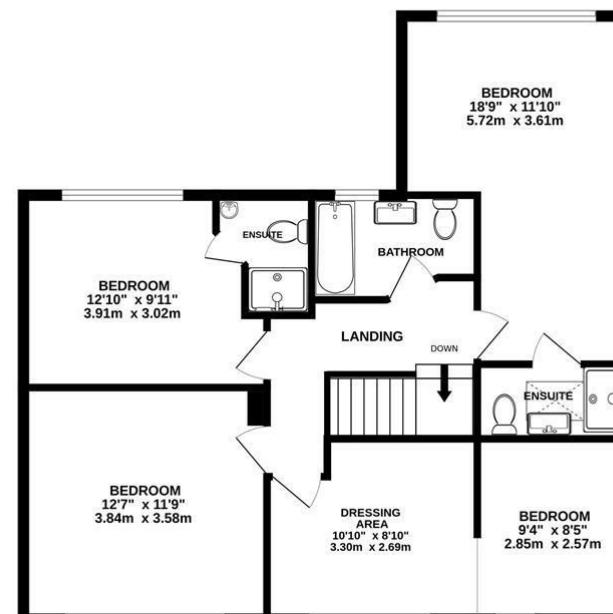
Externally, the rear garden is predominantly laid to lawn, while to the front, a block-paved driveway provides ample off-street parking.



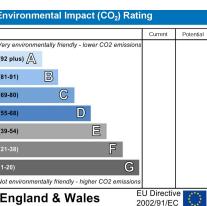
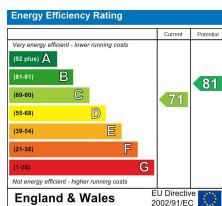
GROUND FLOOR
853 sq.ft. (79.3 sq.m.) approx.



1ST FLOOR
800 sq.ft. (74.3 sq.m.) approx.



TOTAL FLOOR AREA : 1653 sq.ft. (153.6 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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SERVICES:

Local Authority: Brentwood
Council tax band: F
Post code: CM14 4PX

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