

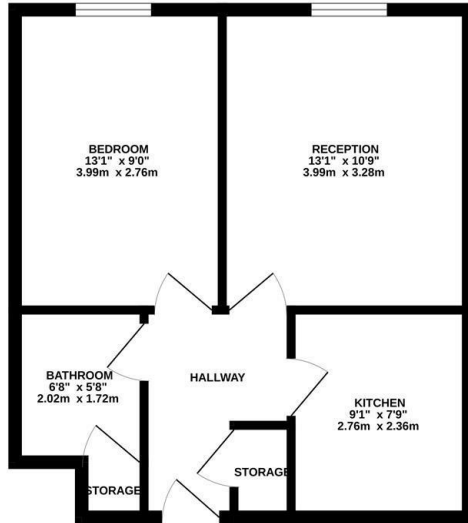


Keith  
Ashton

Uplands Road, Warley  
Brentwood



FIRST FLOOR  
431 sq.ft. (40.1 sq.m.) approx.



TOTAL FLOOR AREA: 431 sq.ft. (40.1 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustration purposes only.  
Made with Metreplan (2023)

Asking Price £130,000

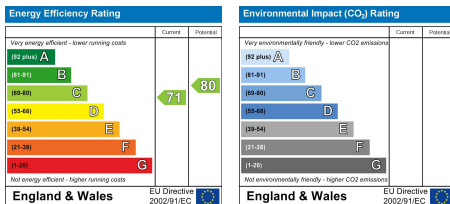


## 34 The Lawns Uplands Road, Warley, Brentwood, CM14 5AW

Situated in the popular Hartswood area of Brentwood, being within a short walk of King Georges playing fields, and around a mile to the town and station, we are pleased to offer for sale this one bedroom first floor warden assisted retirement apartment.

The communal entrance hall has stairs and lift service to the first floor which takes you to the apartment with access via a security entry phone system. The hallway has a fitted cupboard and a door that leads to the bathroom with panel bath, wash hand basin and W.C. The kitchen is fitted with a range of wall and base units and a single drainer sink unit, rolled edge work surfaces. It also has a useful open hatch to the Living Room which has sliding doors to the Juliette balcony. There are emergency pull cords throughout the apartment.

Communal facilities include a ground floor residents lounge with doors opening to the communal gardens located to the rear of the development, plus a laundry and guest room. There is also a resident House Manager's office on the ground floor, whilst outside you will find communal grounds and visitors parking. New residents are accepted from 55 years of age.



### SERVICES:

Local Authority: Brentwood  
Council tax band:  
Post code: CM14 5AW

### 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](http://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](http://www.keithashton.co.uk)

Brentwood  
Tel. 01277 260858

Village Office  
Tel. 01277 375757

Lettings Office  
Tel. 01277 202200

Explore more @ [www.keithashton.co.uk](http://www.keithashton.co.uk)

