

Keith Ashton

Lavender Avenue, Pilgrims Hatch

Brentwood







37. LAVENDER AVENUE

Pilgrims Hatch Brentwood, CM15 9PS

Offers In Excess Of £450,000 -
£475,000

We are delighted to bring to market this well-presented end-terrace family home, situated within the popular Flowers Development in the sought-after Pilgrims Hatch area of Brentwood. The property offers well-planned living accommodation complemented by three bedrooms and a spacious rear garden, ideal for family life.

Conveniently located within easy reach of Brentwood High Street, the mainline train station and a selection of highly regarded local schools, this home is ideally positioned for both commuters and families alike.

- WELL-PRESENTED FAMILY HOME
- THREE BEDROOMS
- EASY REACH OF HIGHLY REGARDED SCHOOLS
- SPACIOUS GARDEN



Description

The internal accommodation commences with a welcoming entrance porch, leading through to a bright and spacious lounge featuring a front-facing window and an attractive feature fireplace. To the rear of the property, the well-appointed kitchen is fitted with a range of eye and base-level units and flows seamlessly into the adjoining dining area. Leading from the kitchen is a useful utility area, which in turn provides access to the rear garden.

The first floor comprises three well-proportioned bedrooms, a family bathroom and a light-filled landing providing access to the loft space.

Externally, the spacious rear garden commences with a paved patio area, ideal for outdoor dining, with the remainder predominantly laid to lawn. To the front of the property, a private driveway provides off-street parking, while side access leads through to the rear garden.

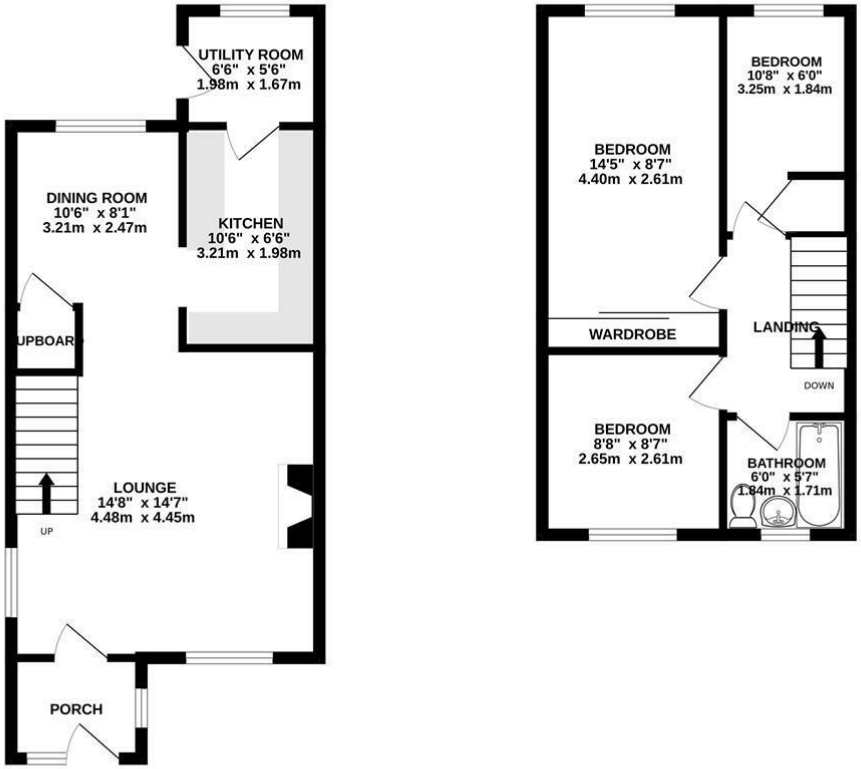




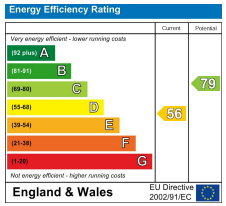


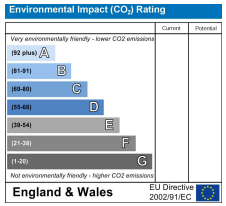
GROUND FLOOR
426 sq.ft. (39.6 sq.m.) approx.

1ST FLOOR
362 sq.ft. (33.7 sq.m.) approx.



TOTAL FLOOR AREA : 788 sq.ft. (73.2 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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SERVICES:

Local Authority: Brentwood
Council tax band: D
Post code: CM15 9PS

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