



69 Church Street, Billericay – CM11 2SX

£800,000 Freehold

Four-bedroom detached home, built in 2016 and offering approx 1,926 square feet of accommodation. Set in a desirable non-estate location with an impressive entrance hall which flows seamlessly into the spacious open-plan kitchen and family area with bi-fold doors that open directly onto the rear garden. The kitchen is complemented by a separate utility room, providing additional storage, alongside a convenient ground floor cloakroom.

With four generous double bedrooms, each with fitted wardrobes to maximise storage, while two of the bedrooms benefit from stylish en-suite bathrooms. An outbuilding with a power supply provides the perfect solution for those seeking a dedicated home office, gym, or creative studio.

Council Tax band: F ~ EPC Energy Efficiency Rating: B



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Entrance Hallway

Lounge/Diner

24' 3" x 11' 9" (7.39m x 3.58m)

Kitchen/Family Room

23' 5" x 15' 7" (7.13m x 4.74m)

Utility Room

7' 2" x 7' 0" (2.18m x 2.13m)

Cloakroom

Landing

Bedroom One

13' 8" x 12' 7" (4.16m x 3.83m)

En-suite

Bedroom Two

17' 0" x 13' 10" (5.18m x 4.21m)

En-suite

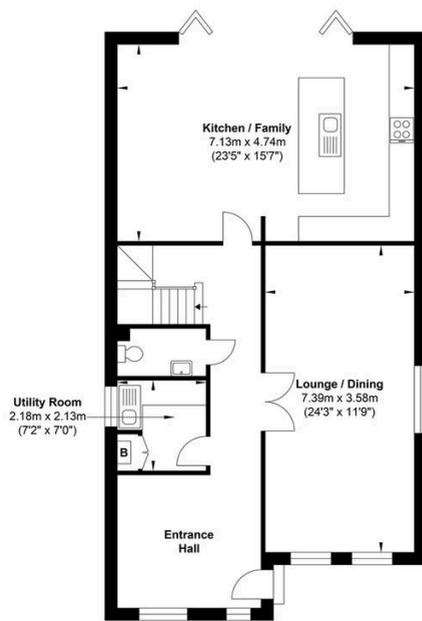
Bedroom Three

13' 8" x 10' 5" (4.16m x 3.17m)

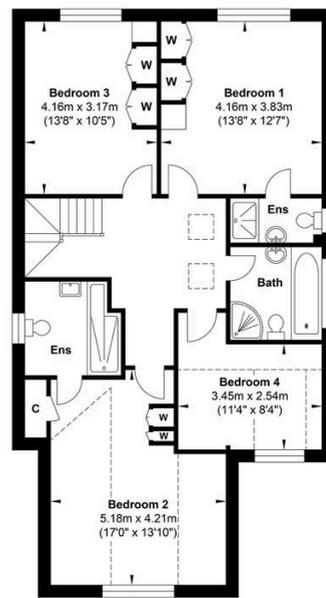
Bedroom Four

11' 4" x 8' 4" (3.45m x 2.54m)

Bathroom



Ground Floor



First Floor

Gross Internal Floor Area : 178.94 m2 ... 1926.0 ft2

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.