



## Tye Common Road , Billericay, CM12 9NR Asking Price £650,000

Cowling & Payne are delighted to market this 3 bedroom semi-detached house situated in a desirable area in Billericay. Presented in good condition, offering practical family accommodation and access to local amenities.

The ground floor includes a reception room with a fireplace and a kitchen/diner with access to the garden. A separate utility room leads off from the kitchen, providing additional storage and appliance space, and there is also a ground floor WC.

The first floor offers two double bedrooms, a well-proportioned third bedroom, and a generously sized four-piece bathroom.

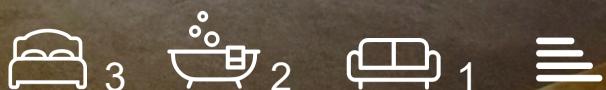
Outside, the rear garden features a decked seating area with a pizza oven, steps leading up to the lawn and a pathway to an outbuilding with power, suitable for a variety of uses such as storage or home office.

The property is situated in a popular part of Billericay, approximately a 10-minute walk from the town's vibrant high street, which offers a range of shops, cafés, restaurants and everyday services. Quilters Infant and Junior Schools are nearby, making this location convenient for families with school-age children.

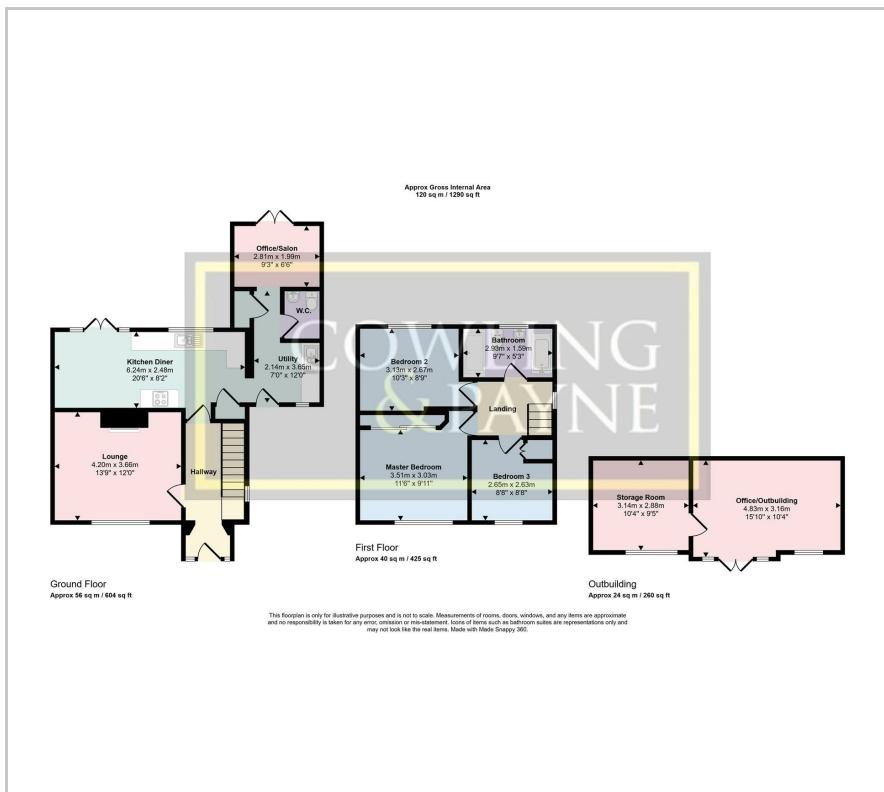
- Popular Billericay residential location
- Walking distance to vibrant High Street
- Easy access to Billericay station
- Kitchen/diner
- Separate utility room and ground floor WC
- Three bedrooms
- Four-piece family bathroom suite
- Landscaped garden with decked seating area & pizza oven
- Outbuilding with power for home office
- Council Tax Band - D - Basildon

### Viewing

Please contact our Sales Office on 01268 730707 if you wish to arrange a viewing appointment for this property or require further information.



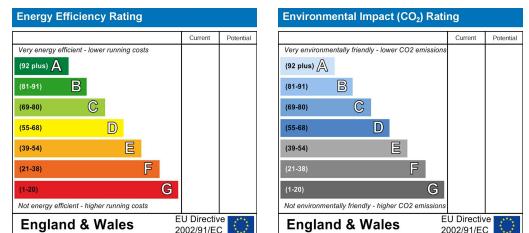
## Floor Plan



## Area Map



## Energy Efficiency Graph



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