



- Four Bedroom Detached Family Home
- Close Proximity Local Amenities
- Corner Plot
- Generous & Attractive Garden To Rear
- Conservatory & Utility Room
- Garage
- Driveway and Rear Parking

124 Clare Road, Braintree, Essex. CM7 2PQ.

A brilliant opportunity has arisen to acquire this deceptively spacious, four-bedroom detached family home, presented in an immaculate condition with accommodation, off road parking and outside space in abundance.



Property Details.

Ground Floor

Entrance Hall

Smooth ceiling, radiator, entrance door to front aspect, stairs ascending to first floor, access to under stair storage cupboard, karndeian flooring.

Lounge



10' 11" x 20' 5" (3.33m x 6.22m) Smooth ceiling, radiator x2, double glazed window to front and side aspects, telephone point, TV point, feature fireplace, karndeian flooring.

Conservatory



10' 0" x 9' 0" (3.05m x 2.74m) UPVC sealed unit, laminate flooring, french doors to rear aspect.

Dining Room



14' 6" x 9' 0" (4.42m x 2.74m) Smooth ceiling, radiator, double glazed window to front aspect, karndeian flooring.

Kitchen



10' 11" x 16' 00" (3.33m x 4.88m) Smooth ceiling, inset spotlights, radiator, double glazed window to side and front aspects, telephone point, matching wall and base units with solid oak worksurfaces, inset porcelain sink with drainer and bowl, karndeian flooring, integrated oven and microwave, inset electrical hob with extractor over, space for dishwasher, space for fridge/freezer.

Utility Room

9' 6" x 3' 7" (2.90m x 1.09m) Smooth ceiling, double glazed door to side aspect, rolled edge worksurfaces, space and plumbing for appliances, access to consumer unit, laminate flooring, part tiled walls.

Cloakroom

Heated towel rail radiator, double glazed obscure window to rear aspect, low level WC, wash hand basin, karndeian flooring.

First Floor

Landing

Double glazed window to front aspect, bottom half obscure, access to all bedrooms and family bathroom, access to storage cupboard.

Bedroom One



12' 1" x 9' 2" (3.68m x 2.79m) Smooth ceiling, radiator, double glazed window to side aspect, TV point, built in Dressing Room.

En-Suite

6' 5" x 6' 0" (1.96m x 1.83m) Inset spotlights, low level WC, vanity wash hand basin, shaver point, extractor fan, walk in shower cubicle, part tiled walls, laminate flooring.

Property Details.

Bedroom Two



10' 11" x 9' 8" (3.33m x 2.95m) Smooth ceiling, radiator, double glazed window to front aspect, TV point, built in wardrobes.

Bedroom Three



10' 11" x 9' 8" (3.33m x 2.95m) Smooth ceiling, radiator, double glazed window to rear aspect, TV point, telephone point.

Bedroom Four



10' 10" x 5' 9" (3.30m x 1.75m) Smooth ceiling, radiator, double glazed window to front aspect.

Family Bathroom



7' 5" x 6' 2" (2.26m x 1.88m) Heated towel rail radiator, double glazed obscure window to rear aspect, low level WC, vanity wash hand basin, shaver point, extractor fan, panelled bath with shower attachment, fully tiled walls, laminate flooring.

External

Rear Garden



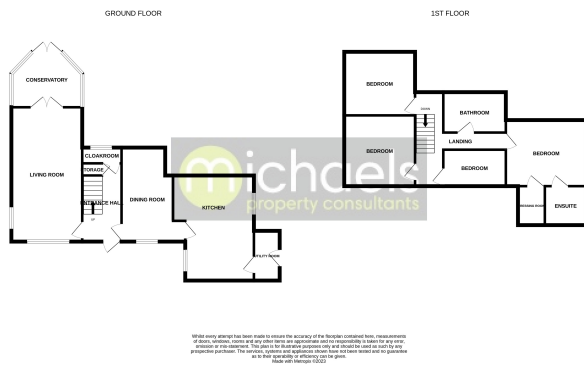
West facing rear garden, commencing with a patio area and the remainder being laid to lawn with mature shrubbery and flower beds. South facing patio seating area with a Pergola leading to a further lawned area with border flower beds, and a shed to remain with power connected. Greenhouse also to remain. To the side of the property there is a further garden area which is partially paved with some mature shrubbery and hard landscaping.

Frontage and Parking

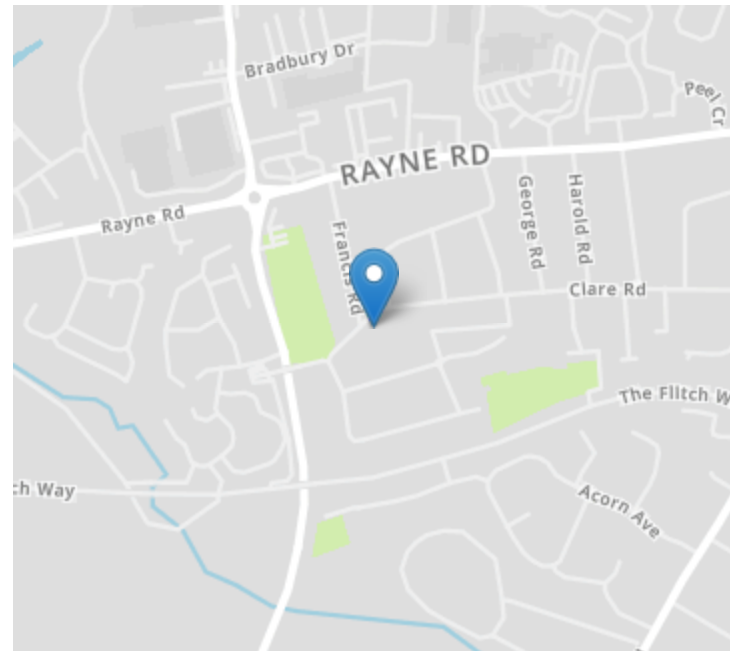
Hardwood double gates providing vehicular access to the rear parking area, detached garage and adjoining potting shed. Driveway parking in front of double gates also.

Property Details.

Floorplans



Location



Energy Ratings

We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.