



- Five bedroom detached house
- Garage & ample off road parking
- Built in the 1950's
- Large double storey extension
- Utility & Cloakroom
- Three large reception rooms
- Fabulous kitchen / Diner
- En suite to master
- Historic Bradford Street
- Walk to Braintree town centre

## Parkfield, Bradford Street, Braintree, Essex. CM7 9AS.

Occupying a fabulous plot on the historic Bradford Street is this well established and heavily extended five DOUBLE bedroom detached residence, situated within walking distance of both the Braintree Town Centre and the quaint village of Bocking. Originally constructed in the 1950's, Parkfield enjoys an array of spacious accommodation over both floors, offering a stylish and extremely versatile family home for a variety of prospective purchasers. The vast ground floor accommodation is spread across four large reception rooms and some highlights include; entrance hall, cloakroom, dining room, lounge with feature fireplace, playroom/snug, utility, and a fabulous cooks kitchen with center island and large dining area. To the first floor, the sense of space continues with a large landing area, five double bedrooms with an en suite to the master, and of course the family bathroom.



# Property Details.

## Entrance Hall



Entry door to front, radiator, under stairs to the first floor, engineered wood flooring, doors to;

## Cloakroom

Low-level W/C, wash hand basin, tiled splashback

## Lounge



20' 8" x 12' 0" (6.30m x 3.66m) Double glazed window to front, radiator, open fireplace with brick surround, television & telephone point

## Dining Room

11' 2" x 10' 2" (3.40m x 3.10m) Double glazed window to front, radiator, engineered wood flooring

## Study / Snug



15' 9" x 8' 0" (4.80m x 2.44m) Double glazed window to rear, radiator

## Kitchen / Diner / Living Space



22' 4" MAX x 30' 3" MAX (6.81m x 9.22m) Double glazed window to rear, two sets of French doors to the rear, matching wall & base units, solid wood worktops, center island/breakfast bar, inset sink with drainer unit & tap, space for range cooker with extractor over, tiled splashback, tiled floor, space for appliances, door to;

## Utility

19' 7" x 3' 9" (5.97m x 1.14m) Velux skylight, tiled floor, base units, base units with worktops over, wall mounted boiler, tiled splashback, space for appliances, door to the garage;

# Property Details.

## First Floor Landing

Double glazed window to rear, loft hatch, door to airing cupboard

## Bedroom One



12' 4" x 12' 0" (3.76m x 3.66m) Double glazed window to front, radiator, fitted wardrobes, door to;

## En suite

Opaque double glazed window to front, radiator, low-level W/C, wash hand basin, shower cubicle which is fully tiled, tiled walls, vinyl flooring

## Bedroom Two



11' 2" x 13' 7" (3.40m x 4.14m) Double glazed window to rear, radiator, fitted wardrobes

## Bedroom Three

12' 3" x 12' 7" (3.73m x 3.84m) Double glazed window to rear, radiator, fitted wardrobes

## Bedroom Four

11' 3" x 10' 3" (3.43m x 3.12m) Double glazed window to front, radiator, built-in wardrobe

## Bedroom Five

8' 2" x 12' 0" (2.49m x 3.66m) Double glazed window to side, radiator, fitted wardrobes

## Family Bathroom



Opaque double glazed window to side, heated towel rail, low-level W/C, wash hand basin, extractor fan, paneled bath, separate shower cubicle which is fully tiled, vinyl flooring, door to large storage cupboard

## Rear Garden



Mainly laid to lawn, paved patio area, enclosed by paneled fencing, side access via gate, outside tap & light, mature trees & shrubs

## Frontage

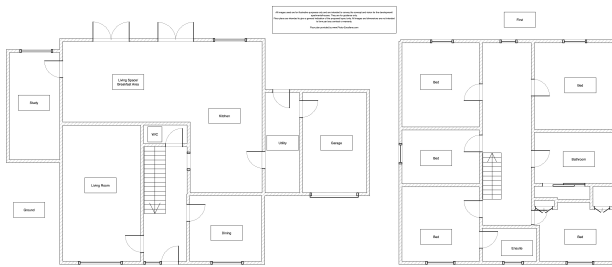
There is an 'in & out' driveway which provides access to the garage

## Garage

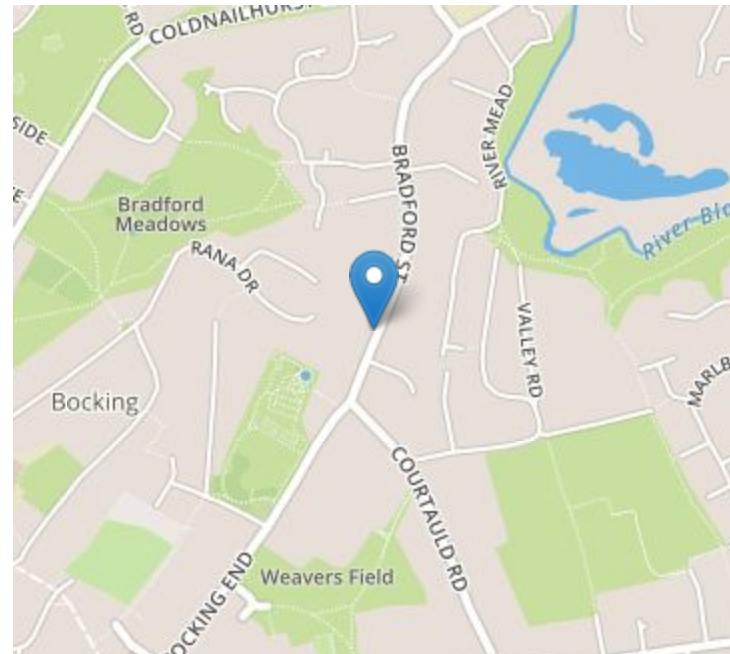
There is a large single garage with eves storage, with power & lighting

# Property Details.

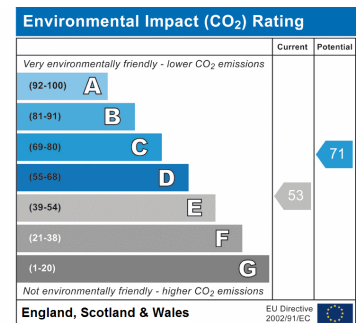
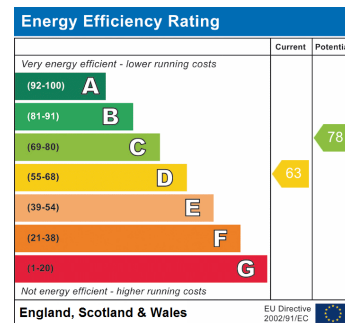
## Floorplans



## 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.