



- Three Bedroom End Of Terrace Home
- Spacious Living Accommodation Throughout
- Cloakroom, En-Suite and Family Bathroom
- Generous South Facing Enclosed Rear Garden
- Single Garage And Off Road Parking
- Black Notley Village

4 Cohen Close, Black Notley, Braintree, Essex. CM77 8FJ.

Forming part of the frequently requested Hospital Fields Development, which is conveniently set within the sought-after village of Black Notley, is this light and airy, deceptively spacious, three-bedroom house. Benefitting from an enclosed, generous plot, this beautifully presented and versatile family home is ideal for a variety of prospective purchasers. The ground floor accommodation comprises with an entrance hall, cloakroom, spacious lounge/diner which provides access to the first floor, and a stunning & well-equipped kitchen. On the first floor, there are three well-appointed bedrooms with an en-suite shower room to the master, and of course the family bathroom. Outside, the property is further enhanced by having an attractive and recently landscaped rear garden, access to the single garage, and off-road parking. New to the market, an early internal viewing is advised to avoid any disappointment.



Property Details.

Ground Floor

Entrance Hall

Approached via a part glazed entrance door, smoke detector, radiator, cupboard housing consumer unit, tiled flooring, smooth coved ceiling.

Cloakroom

Opaque double glazed window to side aspect, low level WC, pedestal wash hand basin with tiled splashbacks, radiator, extractor fan, tiled flooring and smooth ceiling.

Kitchen



10' 8" x 9' 4" (3.25m x 2.84m) Double glazed window to front aspect, range of matching base and eye level units with rolled edged work surfaces incorporating a one and a half bowl stainless steel sink with central mixer taps and tiled splashbacks, built-in oven with 4-ring gas hob and extractor hood over, space for fridge / freezer, dishwasher and washing machine, wall mounted cupboard housing boiler, extractor fan, radiator, tiled flooring and smooth ceiling with sunken spotlights.

Lounge/Diner



16' 4" x 15' 8" (4.98m x 4.78m) Double glazed window to rear aspect, double glazed French doors to rear aspect, radiator, stairs ascending to first floor, laminate flooring and smooth coved ceiling.



First Floor

Landing

Loft access, radiator, access to airing cupboard, smooth ceiling, access to all bedrooms and family bathroom.

Bedroom One



12' 4" x 10' 11" (3.76m x 3.33m) Two double glazed windows to front aspect, built-in wardrobes, radiator, television and telephone points, access to en-suite, smooth ceiling.

En-Suite



Property Details.

Opaque double glazed window to side aspect, fully tiled shower cubicle, low level WC, wash hand basin with tiled splashbacks, shaver point, extractor fan, heated towel rail, vinyl flooring and smooth ceiling with sunken spotlights.

Bedroom Two



10' 11" x 9' 00" (3.33m x 2.74m) Double glazed window to rear aspect, radiator, smooth ceiling.

Bedroom Three



8' 1" x 7' 00" (2.46m x 2.13m) Double glazed window to rear aspect, radiator, smooth ceiling.

Family Bathroom

Opaque double glazed window to side aspect, panelled bath with central mixer taps and shower attachment over, low level WC, pedestal wash hand basin with tiled splashbacks, shaver point, extractor fan, radiator, vinyl flooring and smooth ceiling with sunken spotlights.

Rear Garden



Landscaped fenced garden, dwarf wall to right hand side, commencing with a decking area, mainly laid to lawn and a patio area to side aspect, gate to front, access to garage, wooden shed to remain, outside light, outside tap. Access to Garage and gate to front.

Frontage, Garage and Parking



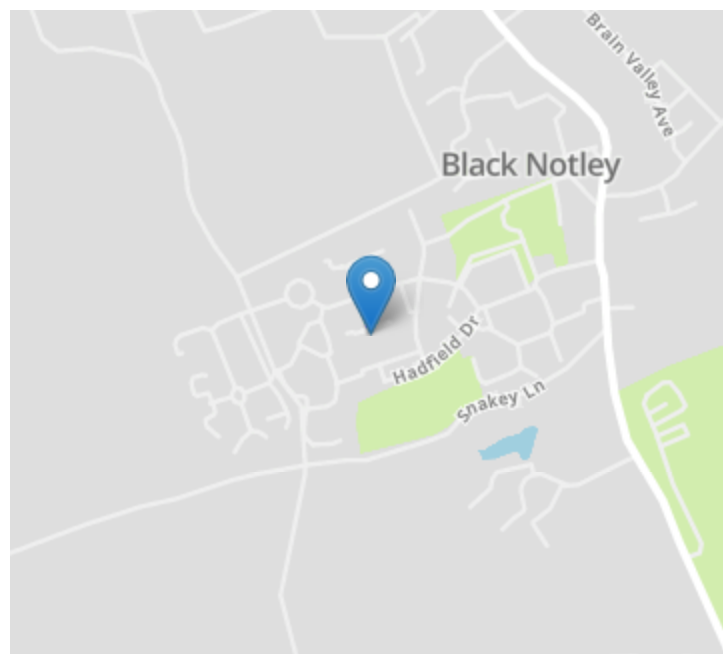
Pathway leading to the front door which has a tiled canopy over and outside light also fitted. There is a single detached garage to the rear of the property and allocated parking for one vehicle to the front of the garage.

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.