

44 Hutton Road
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40 Heronway, Hutton, Brentwood, Essex, CM13 2LQ
£1,500,000



**** Guide Price £1.5m - £1.6m **** Located on one of the premier roads within the Private Hutton Mount Estate is this very rare, cleared building plot of approx. 0.25 acre STLS with full planning permission to construct a magnificent new, modern and contemporary family home. All fees have been paid to Hutton Mount Ltd and the appointed contractor is available to start the build within the next six weeks. Full plans can be supplied upon request and site visits are immediately available.

- **CLEARED BUILDING PLOT APPROX. 0.25 ACRE STLS**
- **CONTRACTOR AVAILABLE FOR IMMEDIATE START**
- **PLANS AND SITE VISIT AVAILABLE UPON REQUEST**
- **FULL PLANNING PERMISSION GRANTED**
- **PREMIER HUTTON MOUNT LOCATION**
- **NO ONWARD CHAIN**



PROPERTY MISDESCRIPTIONS ACT 1991

The Agents not tested any apparatus, fixtures and fittings, or services, so cannot verify that they are in working order or fit for the purpose. The buyer is advised to obtain verification from his or her Professional Adviser. Refernces to the Tenure of the property are based on information supplied by the Vendor. The agent has not had sight of the title documents. The buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of any property before travelling any distance to view.