



Berkeley Drive | Billericay | £550,000



Berkeley Drive

Billericay | Essex | CM12 0YP

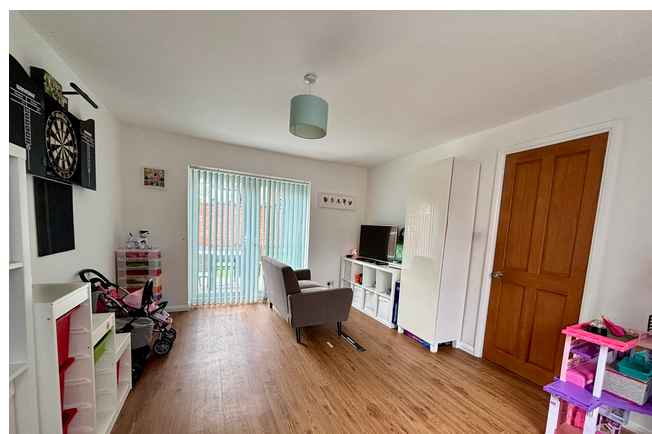
The Property Specialists of Billericay are delighted to offer for sale this deceptively spacious three bedroom semi detached family home that is conveniently located within a mile of Billericay station with it's routes to London Liverpool Street. Nearby is the beautiful Lake Meadows Park which has a range of recreational and sporting attractions and being located within close proximity of Buttsbury Primary Schools is an added advantage.

This beautifully presented property offers fantastic versatile accommodation to the ground floor and boasts three good size reception rooms and well as an impressive contemporary kitchen which has a range of integrated appliances. The current owners are a family of four and have added an amazing double storey extension on the side; this in turn gave them a huge master suite with vaulted ceiling and great size living room which they actually use as games room for their children. The rear extension provides an extensive dining space which is a superb area for entertaining and perfect for those summer barbeques as everything is nearby for convenience.

Upstairs there are three good size bedroom with bedroom three benefiting from built in wardrobe space. The main bedroom is a stunning feature of the house with it's tall vaulted ceiling and impressive vast amount of space. The stylish and modern family bathroom has a three piece suite with panelled a bath with a shower over.

Outside, the property enjoys a sunny corner plot with a neat walled garden to the rear there is parking in front of garage. The owner divided the garage up in half by providing storage space and the second half has a great size office, perfect for those that wish to work from home. The main garden is an easy to maintain garden with large patio areas and astro turf for easy care. This area benefits from a sunny south west facing aspect which has the benefit of the late evening sun for those great spring and summer barbeques.

An internal viewing is strongly advised to fully appreciate the size and space on offer.





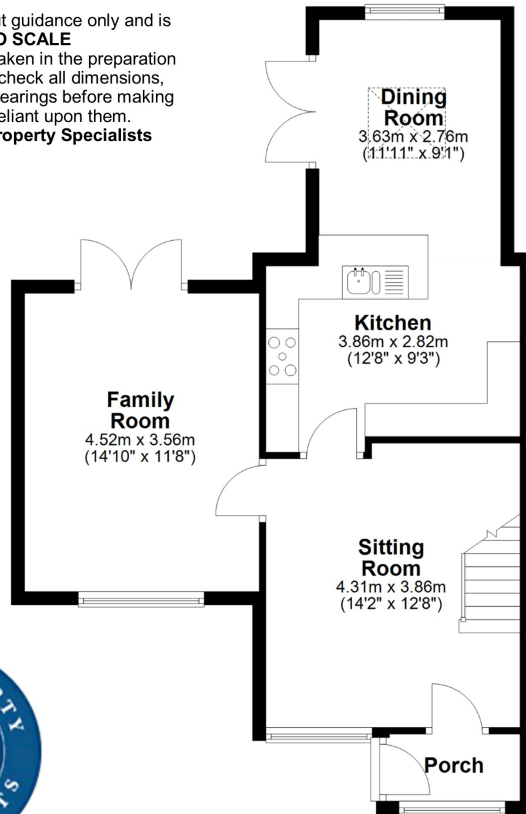
- Buttsbury Primary Schools and Mayflower High School Catchment Area
- Deceptively Spacious Three Bedroom Semi Detached House
- Fantastic Corner Plot In A Cul De Sac Location
- Three Defined Reception Rooms
- Beautiful fitted Kitchen with Range Of Appliances
- Large Master Bedroom With Vaulted Ceiling
- Modern Fitted Family Bathroom With Shower Over The Bath
- Close To Station And Lake Meadows Park
- Off Road Parking In Front Of The Garage
- Sunny Low Maintenance Walled Garden
- Detached Garage (Part Converted Providing Great Office Space)



APPROX INTERNAL FLOOR AREA
MAIN HOUSE 101 SQ M 1088 SQ FT
OUTBUILDINGS 14 SQ M 155 SQ FT
TOTAL 115 SQ M 1243 SQ FT

This plan is for layout guidance only and is **NOT TO SCALE**
 Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.
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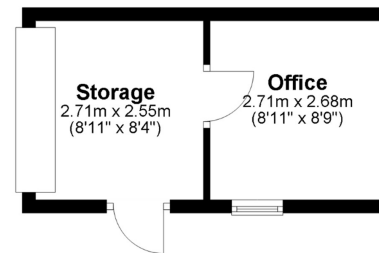
Ground Floor



First Floor



Outbuilding



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	73	84
England, Scotland & Wales		EU Directive 2002/91/EC

Viewing strictly by appointment with The Property Specialists



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Less Stressful

135 High Street, Billericay,
 Essex, CM12 9AB
Tel: 01277 654446
sales@thepropertyspecialists.co.uk