



- Four Bedroom Detached House
- Extensively Refurbished Throughout
- Large Extension To The Rear Of The Dwelling
- Easy Access To Town & Station
- In Excess 1600SQFT Of Accommodation
- Versatile Living Accommodation
- Generous Rear Garden With Large & Fully Insulated Studio/Outbuilding
- Resin Driveway Providing Ample Off Street Parking
- No Onward Chain
- Modern Gas Boiler

## 40 Park Drive, Braintree, Essex. CM7 1AW.

Michaels Property Consultants are delighted to present to the market this unique opportunity to acquire this extensively renovated and heavily extended four bedroom detached residence, conveniently positioned within easy reach of the Braintree High Street, the mainline railway station, and both primary & secondary schooling. New to the market and offered for sale with no onward chain, this impressive family home boasts versatile accommodation with bedrooms on both floors, as well as an excellent variety of high-quality fixtures and fittings throughout, some of which include solid oak flooring and Neff kitchen appliances.





# Property Details.

## Ground Floor

### Entrance Hall

### Lounge



21' 2" x 10' 3" (6.45m x 3.12m)

### Kitchen



21' 5" x 10' 7" (6.53m x 3.23m)

## Sunroom/Family Room



## Bathroom



## Shower Room

## Bedroom One

11' 0" x 8' 4" (3.35m x 2.54m)

## Bedroom Two

10' 9" x 11' 0" (3.28m x 3.35m)

# Property Details.

## First Floor

### Bedroom Three



11' 2" x 11' 8" (3.40m x 3.56m)

### Bedroom Four

12' 1" x 11' 9" (3.68m x 3.58m)

## Outside

### Generous Rear Garden With Outside Kitchen



### Fully Insulated Studio/Outbuilding



22' 4" x 12' 2" (6.81m x 3.71m)

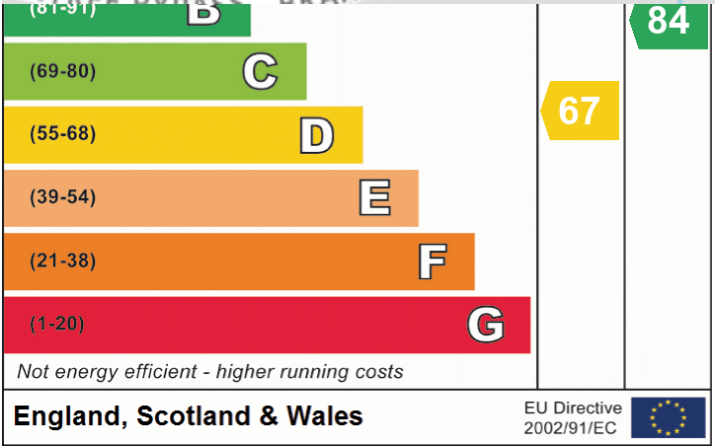
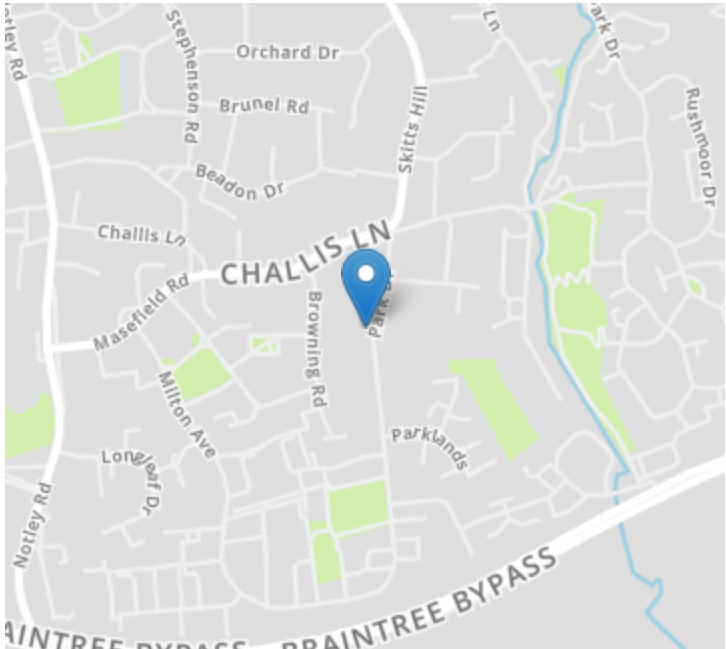
### Resin Driveway To The Front Of The Dwelling

# Property Details.

## Floorplans



## Location



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.