



Rose Valley, Brentwood, Essex, CM14 4HJ Offers Over £575,000



A semi-detached three bedroom period property located in a popular location which is extremely convenient being within easy reach of Brentwood railway station and a short walk from the High Street. The house is tastefully appointed throughout, with high ceilings and period features. To the ground floor is a spacious living and dining room, a modern kitchen with integrated appliances and a ground floor WC/Utility. To the first floor are three good sized bedrooms and a well appointed bathroom. There is off street parking to the front of the property and a recently landscaped garden to the rear.

- TASTEFULLY APPOINTED
- EASY REACH OF BRENTWOOD RAILWAY STATION AND HIGH STREET
- BESPOKE UNDER STAIRS STORAGE
- OFF STREET PARKING
- SPACIOUS LIVING AND DINING ROOM WITH BEAUTIFUL FIREPLACE
- HIGH CEILINGS, FITTED SHUTTERS AND BAY WINDOWS
- GROUND FLOOR WC/UTILITY
- QUIET LOCATION



Ground Floor

Entrance

Covered entrance door with obscure double glazed inserts opens onto the entrance hallway.

Entrance Hallway



The entrance hallway has a staircase that rises to the first floor landing which has been fitted with a bespoke storage solution beneath, comprising three drawers and a cupboard. There is a radiator and cove cornice to the ceiling.

Lounge



3.92m x 3.5m (12' 10" x 11' 6") The main reception space has a walk in bay window to the front elevation with double glazed windows, fitted shutters and radiator below. There is a feature cast iron fireplace with a stone hearth and tiled fascia, coved cornice to the ceiling and wooden floors. The Lounge is open to the dining room.

Dining Room



3.68m x 2.99m (12' 1" x 9' 10") There is ample room for a dining table, and double glazed window to the rear with fitted shutters, and a serving hatch to the kitchen.

Kitchen



3.63m x 3.01m (11' 11" x 9' 11") A spacious kitchen with fitted units on both sides, wood block work surfaces with inset sink drainer unit and tiled splash backs above. There are tiled floors with under floor heating, a built under double oven, four burner ceramic hob with extractor fan above, integrated fridge, freezer, and a wine cooler. There is a double glazed window to the side and a door leading to the rear garden. A further door leads to the ground floor WC/Utility.

Downstairs WC/Utility Room



This is a useful space with additional storage and an integrated washing machine, there is also a close coupled WC and a counter top wash hand basin.

First Floor

Landing



Access to loft storage and cove cornice to ceiling.

Bedroom One



3.46m x 4.58m (11' 4" x 15' 0") A beautiful master bedroom which draws light from a walk in double glazed bay window with fitted shutters overlooking the front elevation and a further window facing the same aspect. There is a feature cast iron fire place with a wooden mantle, cove cornice to the ceiling and a radiator that sits beneath the window.

Bedroom Two



3.63m x 3.01m (11' 11" x 9' 11") There is a double glazed window overlooking the rear elevation with a radiator set beneath. Access to loft storage space.

Bedroom Three



2.81m x 3.14m (9' 3" x 10' 4") There is double glazed window overlooking the rear elevation with radiator set beneath and cove cornice to the ceiling. This space is currently used as an excellent home working space.

Family Bathroom



The family bathroom is fitted in a three piece suite which comprises of a vanity wash hand basin with mixer tap and drawers beneath, close coupled WC and a paneled bath with centrally mounted hot and cold taps. There is a wall mounted shower with a glazed screen, the walls are partly tiled, there is a chrome heated towel rail, tiled floors, an extractor fan, recessed spot lighting and an obscure double glazed window which face the side elevation.

Exterior

Garden

The rear garden has recently been landscaped and provides a neatly appointed space with a paved patio and the remainder laid to lawn with fenced boundaries. There is also a pedestrian side access. The garden benefits from sun throughout the afternoon and into the evening.



Front Garden

To the front of the property is off street parking.

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. References 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.