



83 Crescent Road, Warley, Brentwood, Essex, CM14 5JG £499,995



An extended two/three bedroom semi detached property which has been fully refurbished and now provides a tastefully appointed contemporary interior within a beautiful period home. At the rear of the property there is a large spacious kitchen with quality appliances, quartz work surfaces and bi-folding doors. The living room is situated at the front of the property and has been fitted with a solid fuel burning stove. Upstairs there are two bedrooms, one of which leads onto an extremely useful additional room that could make a nursery, home office or dressing room. The bathroom is fitted with a separate walk in shower enclosure and a bath. No onward chain.

- FULLY REFURBISHED AND EXTENDED PERIOD PROPERTY
- TWO BEDROOMS PLUS USEFUL ADDITIONAL ROOM
- BATHROOM WITH SEPARATE BATH AND SHOWER
- BLOCK PAVED DRIVEWAY WITH OFF STREET PARKING
- WALKING DISTANCE OF BRENTWOOD MAINLINE RAILWAY STATION AND HIGH STREET
- SPACIOUS KITCHEN DINER WITH BI FOLDING DOORS OVERLOOKING THE REAR GARDEN
- UNDER FLOOR HEATING TO THE KITCHEN
- PRIVATE REAR GARDEN WITH PAVED TERRACE



Ground Floor

Entrance Hallway

3.46m x 1.76m (11' 4" x 5' 9")

The property is approached via a private side access where an entrance door opens onto the hallway which has a staircase that turns and rises to the first floor landing with storage cupboard beneath.



Living Room

3.61m x 3.51m (11' 10" x 11' 6")

This separate reception room draws light from a double glazed sash window facing front aspect with a radiator set beneath. There is wood effect flooring, a solid wood burning stove and a ceiling height of 2.40m. Contemporary internal doors.



Bathroom

3.00m x 1.70m (9' 10" x 5' 7")

Fitted in a four piece suite, which comprises a panelled bath with centrally mounted hot and cold mixer taps, a semi pedestal wash hand basin, concealed cistern WC and a walk in shower enclosure with glazed screen, overhead rainfall style

shower and separate hand held attachment. There are metro tiles, recessed spot lighting, extractor fan and a chrome heated towel rail.



Kitchen

5.06m x 4.27m (16' 7" x 14' 0")

A spacious kitchen breakfast room with a large contemporary lantern sky light roof. There are bi-folding doors which open to reveal an opening of 2.5m (8'2"). The kitchen itself is fitted with a range of matt handle less units with a Quartz work surface and matching upstands. Integrated appliances including a fridge freezer, dishwasher, a built under oven, ceramic hob with extractor hood above. There is also a utility cupboard which houses washing machine, and gas boiler. There is under floor heating in this part of the property.





First Floor

Bedroom One

3.61m x 3.50m (11' 10" x 11' 6")

Double glazed sash window facing the front. There is a storage cupboard with hanging rail and shelf. Radiator.



Bedroom Two

3.10m x 2.74m (10' 2" x 9' 0")

Double glazed window facing the rear aspect, radiator and access to the loft. There is a wardrobe cupboard with hanging and shelving. Door leads through to



Bedroom Three / Home Office

2.94m x 1.78m (9' 8" x 5' 10")

Radiator and double glazed window.



Exterior

Driveway

Block paved driveway provides off street parking. Path leads to side entrance



Rear Garden

The private rear garden has a paved patio for out door furniture, there is also a power supply and an

outside tap.



Additional Notes

The property has been fitted with under floor heated to the extended kitchen. There has been data cabling installed at the property and wifi boosters to the ground and first floor.

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.