



- Four bedroom detached house
- Beautifully presented
- Double garage
- Fabulous kitchen / diner
- Four double bedrooms
- Corner plot
- Cloakroom
- Two reception rooms
- UPVC windows
- En suite to master

7 Sheene Grove, Braintree, Essex. CM7 9FS.

Nestled down a quiet Cul de sac on the frequently requested Kings Park Development, is this beautifully presented four bedroom executive detached house occupying a generous corner plot. The property is offered for sale in excellent decorative order and it also enjoys an array of spacious living accommodation along with a high-quality finish, making this an ideal family home for any prospective purchaser. On the ground floor, there is a fabulous kitchen/diner with a range of integrated appliances & granite worktops, separate dining room, a well-appointed lounge, and a ground floor cloakroom. On the first floor, there are four double bedrooms with an En-suite to the master and a family bathroom. Outside, this stunning family home is further enhanced by having a well maintained and deceptively spacious rear garden, a double garage, and ample off road parking. An early internal inspection is strongly advised, to avoid much



Property Details.

Entrance Hall

Smooth ceiling, wood effect laminate flooring, radiator, UPVC door to front, stairs to first floor, under stairs storage cupboard

Cloakroom

Smooth ceiling, heated chrome towel rail, double glazed window to front, low level W/C, hand wash basin

Lounge



16' 2" x 12' 6" (4.93m x 3.81m) Smooth ceiling, carpet, radiator, double glazed window to rear, double glazed sliding doors to rear, feature fireplace with surround, television point

Dining Room



11' 8" x 9' 2" (3.56m x 2.79m) Smooth ceiling, wood effect laminate flooring, double glazed window to front, radiator, television point

Kitchen / Diner



24' 1" x 9' 2" (7.34m x 2.79m) smooth ceiling, tiled floor, double glazed door to side, double glazed windows to front & rear, radiator, television point, matching wall & base units, granite worktops, sink with inset drainer and mixer tap, integrated microwave, space for range cooker, tiled splash back, extractor, spotlights throughout, integrated fridge / freezer, integrated dishwasher, plumbing for washing machine

First Floor

Bedroom One



13' 2" x 12' 1" (4.01m x 3.68m) Smooth ceiling, carpet, radiator, double glazed window to front, door to En-suite;

Property Details.

En-suite



Smooth ceiling, tiled floor, opaque double glazed window to rear, low level W/c, hand wash basin, shower cubicle which is fully tiled, tiled walls

Bedroom Two



12' 1" x 9' 3" (3.68m x 2.82m) Smooth ceiling, carpet, radiator, double glazed window to front, built in wardrobe

Bedroom Three



12' 3" x 8' 4" (3.73m x 2.54m) Smooth ceiling, carpet, radiator, double glazed window to rear

Bedroom Four

11' 4" x 9' 6" (3.45m x 2.90m) Smooth ceiling, carpet, radiator, double glazed window to rear

Bathroom



Smooth ceiling, tiled floor, opaque double glazed window to rear, low level W/C, hand wash basin, panelled bath, separate shower cubicle which is fully tiled, heated chrome towel rail

Rear garden



mainly laid to lawn, patio areas, enclosed by panelled fencing, side access via a wooden gate, access to the double garage, outside tap (corner plot)

Double Garage & Parking

Block paved driveway which provided off road parking for multiple vehicles, double garage with up & over door (Garage includes power & lighting and eves storage)

Property Details.

Floorplans

Sheene Grove, Braintree, CM7 9FS

Approximate Gross Internal Area
House = 118.9 sq m / 1280 sq ft
Garage = 26 sq m / 280 sq ft
Total = 144.9 sq m / 1560 sq ft

■ Reduced bedroom below 1.5m / 5ft



Ground Floor



First Floor

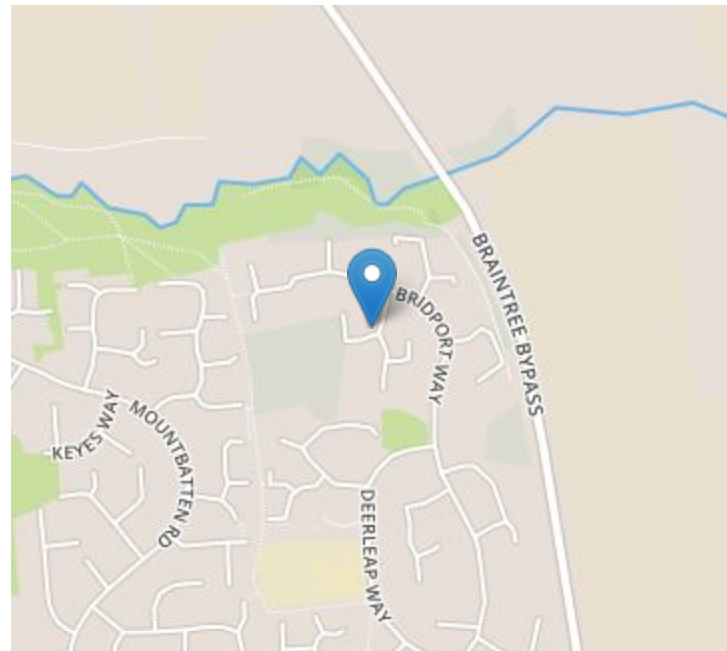


(Not Shown In Actual Location / Orientation)

FLOORPLANZ © 2018 0203 906699 Ref: 218458

This plan is for layout guidance only. Drawn in accordance with BIC guidelines, but does not indicate sizes. Windows & door openings are approximate. 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.

Location



Energy Ratings

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.