



Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Daniel Brewer

51 High Street
Great Dunmow
Essex, CM6 1AE

Telephone • 01371 856585
Website • www.danielbrewer.co.uk
E-mail • info@danielbrewer.co.uk

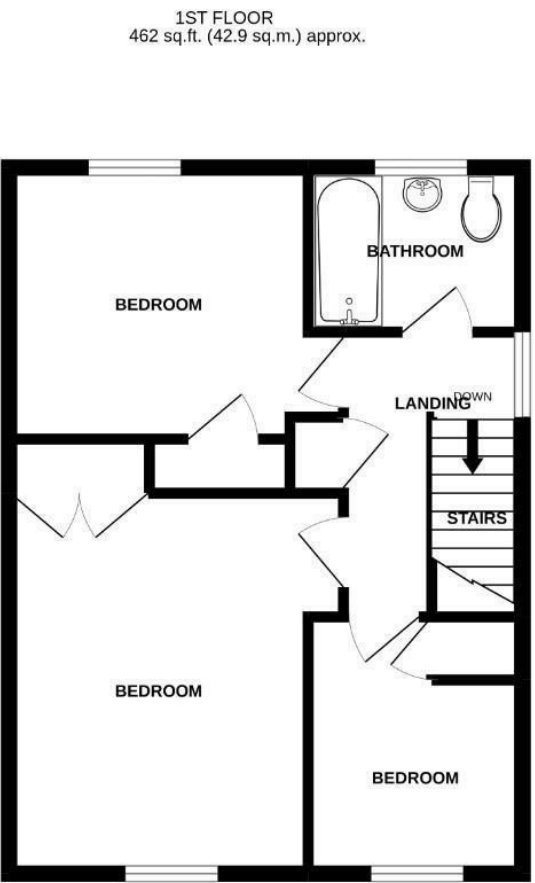
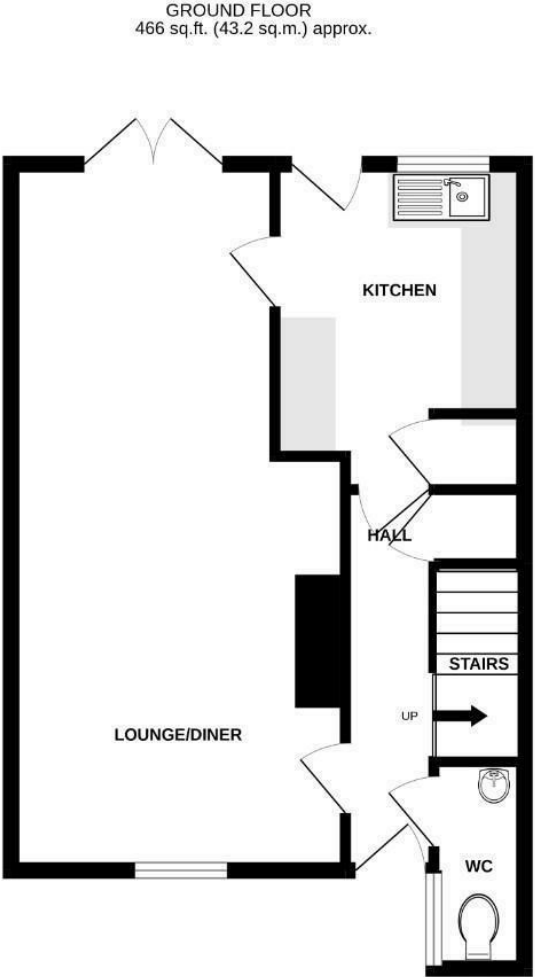
BARRYFIELDS, SHALFORD, BRAINTREE

OFFERS OVER £375,000

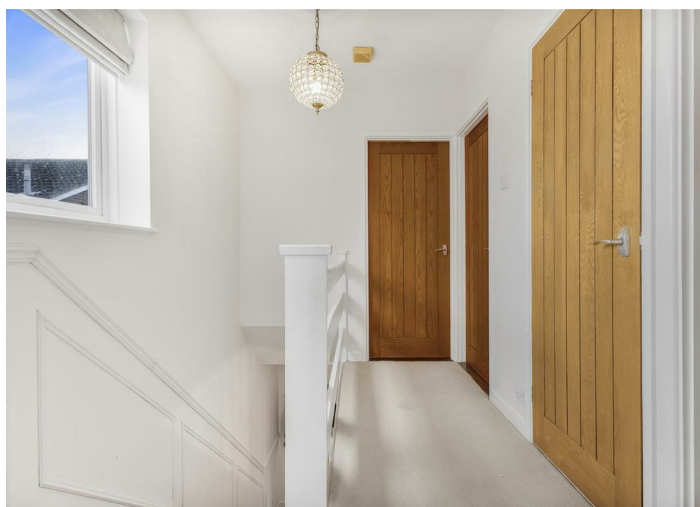


**BARRYFIELDS
SHALFORD
BRAINTREE**

Daniel Brewer are pleased to offer this three bedroom semi-detached family home located in the desirable village of 'Shalford'. In brief the accommodation on the ground floor comprises:- entrance hall, cloakroom, lounge/dining room, and a kitchen. On the first floor there are three bedrooms and a family bathroom. Externally the property benefits from a single garage, driveway parking for various vehicles and secluded rear gardens.



TOTAL FLOOR AREA : 927 sq.ft. (86.2 sq.m.) approx.
Made with Metropix ©2022



Single Garage & Driveway Parking

Single garage with up and over aluminium door, driveway parking suitable for three/four.

Garden

To the front of the property is a laid to lawn area and driveway parking. Pedestrian gate access to rear garden laid to lawn with a flagstone patio entertaining area, with a bordering flowerbed all enclosed by wood panel fencing.

Additional Information

Internet provisioning working from home, oil central heating.

- Three Bedroom Semi-Detached Family Home
- Living Room/Dining Room
- Kitchen
- Cloakroom
- Family Bathroom
- Secluded Rear Garden
- Laid to Lawn Front Garden
- Driveway Parking
- Single Garage
- Desirable Village

Entrance Hall

13'9" x 5'10" (4.2m x 1.8m)

Entrance via partly glazed UPVC door, stairs to first floor landing, access under stairs storage cupboard, wall mounted radiator, engineered oak flooring, ceiling mounted light fitting. Door to: WC, Kitchen, Living Room.

Living/Dining Room

25'3" x 11'9" (7.7m x 3.6m)

Double glazed UPVC French doors to rear aspect, circular bay UPVC window to front aspect, log burner with granite hearth and timber mantel piece, wall mounted radiator, engineered oak flooring, ceiling mounted light fixtures, TV point, various power points. Door to: Kitchen.

Kitchen

10'9" x 8'10" (3.3m x 2.7m)

Double glazed UPVC window to rear aspect, access to boiler room, various base and eye level units with speckled quartz work surfaces over, one and half unit bowl sink with mixer tap over, space for washing machine, four ring Bosch induction hob with extractor fan overhead, low level double fan oven, space for fridge/freezer, engineered oak flooring, inset spotlights, various power points.

Cloakroom

Frosted double glazed UPVC window to side aspect, low level W.C, pedestal wash hand basin with mixer tap, engineered oak flooring, tiled walls, wall mounted radiator, ceiling mounted light fixture.





First Floor Landing

9'10" x 6'2" (3.0m x 1.9m)

Double glazed UPVC window to side aspect, carpeted stairway with timber bannister, access to loft, airing cupboard, carpeted flooring, ceiling mounted light fixture, various power points.. Doors to: Bedrooms & Family Bathroom

Family Bathroom

Frosted double glazed UPVC window to rear aspect, three-piece suite, low level WC, pedestal wash hand basin with mixer tap, timber panel enclosed bath with shower attachment, wall mounted heated towel rail, vinyl flooring, tiled walls, inset spotlights, extractor fan.

Principal Bedroom

12'9" x 10'2" (3.9m x 3.1m)

Double glazed UPVC window to front aspect, access to inbuilt wardrobe, wall mounted radiator, carpeted flooring, ceiling mounted light fixture, TV point. various power points.

Bedroom Two

11'5" x 9'6" (3.5m x 2.9m)

Double glazed UPVC window to rear aspect, access to range of wardrobes, wall mounted radiator, carpeted flooring, ceiling mounted light fitting, various power points.

Bedroom Three

8'10" x 7'6" (2.7m x 2.3m)

Double glazed UPVC window to front aspect, access to over-stairs storage, wall mounted radiator, ceiling mounted light fitting, various power points.

