

Beresfords

Est 1968



Beresfords

Offers In the Region Of: £499,999

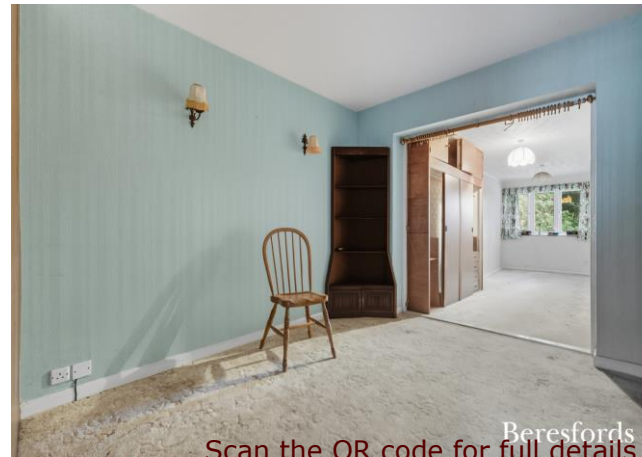
Freehold | 3/4 Bed | 2 Bath | Chalet Style House | Semi Detached | Council Tax Band E | EPC F | Ref SHS250187

Oakbank Hutton CM13 1DN

CASH BUYERS ONLY!

Situated in a quiet cul-de-sac position just 1.3 miles from Shenfield Station, this semi-detached chalet-style house offers versatile ground floor accommodation and is in need of modernisation, presenting an excellent opportunity for improvement. The property also provides great scope to re-model and extend (subject to planning permission), allowing buyers to create a home tailored to their needs. Boasting a large garage/workshop, it sits on a generous corner plot and is offered with no onward chain.

- Large corner plot in a cul-de-sac position
- No onward chain
- Versatile ground floor accommodation
- In need of modernisation with great scope to re-model
- Three/ Four bedrooms
- Utility Room which could be used as second kitchen
- Large garage/workshop
- 1.3 miles to Shenfield Station
- Popular school choices including St. Martins School (STA)
- Local amenities nearby
- Two Bathrooms



Scan the QR code for full details and key information on this property.





Beresfords - Shenfield Sales

Beresfords Residential
226 Hutton Road
Shenfield
Brentwood
Essex
CM15 8PA

T: 01277 212 111

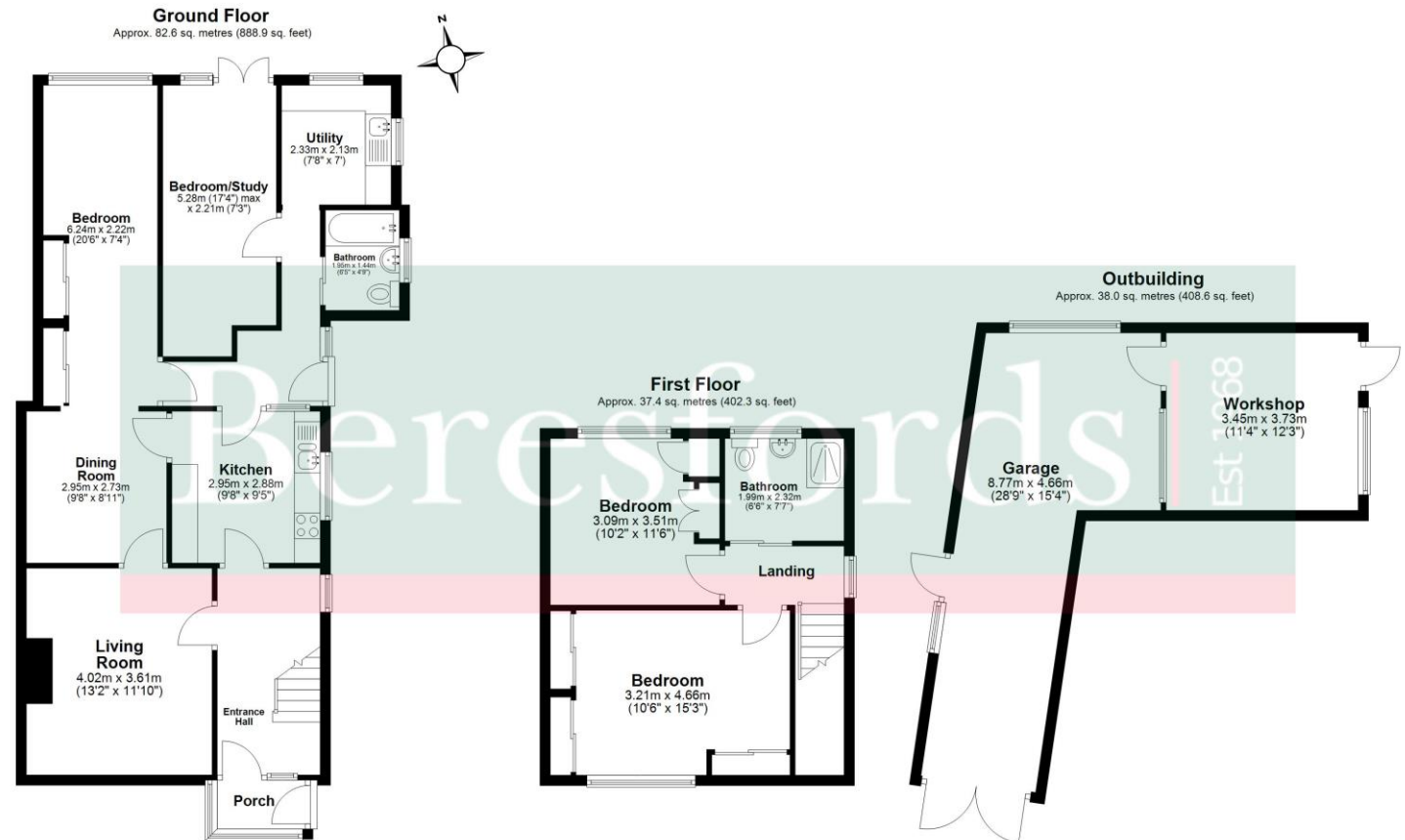
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www.beresfords.co.uk

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		74 C
55-68	D		
39-54	E		
21-38	F	27 F	
1-20	G		

Agent Notes:

Historic issues with subsidence to rear extension arising from close proximity of oak trees reported. Assessment by Structural Engineer reconfirms the status. Full details available with office



Total area: approx. 157.9 sq. metres (1699.8 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

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Oak Bank

Our established contacts mean that we can recommend professional local conveyancers to buyers. If we do, we may receive a referral fee of up to £250 from the company we recommend.

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