

Beresfords | Est 1968



Beresfords

Offers in the region of £700,000

Freehold | 4 Bed | 1 Bath | House | Detached | Council Tax Band E | EPC E | Ref INS210072

Plovers Mead, Wyatts Green, Brentwood CM15 0PS

Situated in on the edge of the sought-after village of Doddinghurst, this three-bedroom detached property offers an exciting opportunity for those looking for a renovation project, with excellent scope for modernisation, improvement and extensions, subject to the necessary planning permissions and consents.

The property is in need of modernisation and updating throughout and would ideally suit a purchaser looking to create a family home to their own specification. Of particular note, there are visible cracks to the lower floor of the property which will require further investigation by an appropriately qualified structural professional. Prospective purchasers are therefore advised to satisfy themselves as to the cause and extent of any cracks before proceeding.

The accommodation currently comprises, to the ground floor, an entrance area, kitchen, spacious lounge/dining room, separate dining room, office/bedroom four, together with a downstairs cloakroom/WC. To the first floor are three bedrooms and a family bathroom.

Externally, the property occupies a good-sized frontage with driveway access to the side, providing off-road parking and leading to a detached garage which has unfortunately partly collapsed and requires substantial attention. The gardens and grounds offer considerable potential for landscaping and improvement, whilst one of the property's particularly appealing features is the open outlook to the side and rear, with views extending across the surrounding countryside.

The property is being offered for sale with NO ONWARD CHAIN, providing an excellent opportunity for those seeking a property where considerable value could potentially be added through refurbishment, alteration and redevelopment.



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





Beresfords - Ingatestone Sales

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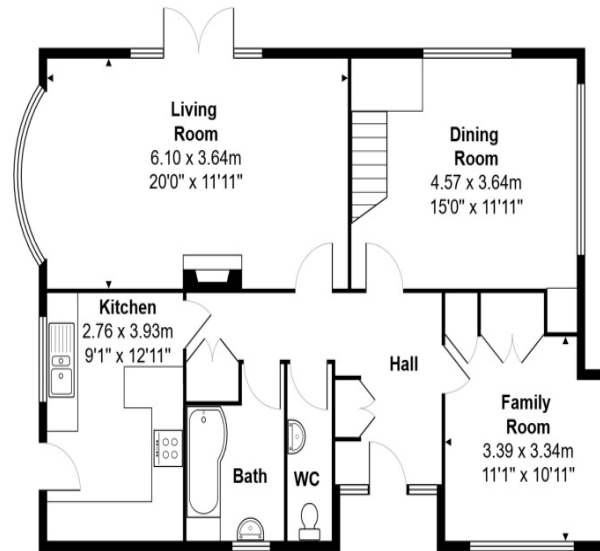
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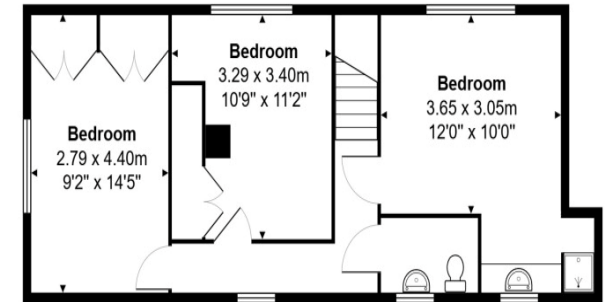
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D		
39-54	E	47 E	
21-38	F		
1-20	G		

Ground Floor
Area: 82.9 m² ... 893 ft²



1st Floor
Area: 48.2 m² ... 519 ft²



Total Area: 131.1 m² ... 1412 ft²

Whilst every effort has been made to ensure accuracy, measurements of doors, windows and other items are approximate and no responsibility is taken for any error, omission or mis statement. This plan is for illustrative purposes and so only be used as such.



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