

ASHTON WHITE
Leading the way home

4 Deerbank Road, Billericay CM11 1BB

Offers In Excess Of £1,250,000

5 3 4 D

4 Deerbank Road
Billericay CM11 1BB

SOLD BY ASHTON WHITE Set along an exclusive private road, within easy walking distance of Billericay station and High Street, is this spacious five bedroom detached family house, offering versatile living accommodation, extending to over 2,500 sqft, set over 2 floors.

You enter the property into a good-size hallway with stairs leading to the first floor, and a built-in cupboard under. There is an impressive lounge with a feature fireplace and double door leading into the conservatory, and further double doors into the separate dining room. Adjacent to the dining room is the kitchen/breakfast room (making it ideal to open-up into an open-plan space if preferred STPP). The kitchen is comprehensively fitted in a range of modern units with contrasting granite worktops and splashbacks, with integrated kitchen appliances and a stylish tiled floor. There is a separate utility room containing the gas boiler and a ground floor cloakroom. For those working from home, the property has a separate study and at the end of the hallway is a personal door into the double garage with twin electric doors. Up on the first floor is a part-galleried landing with a built-in storage cupboard. The exceptionally spacious master bedroom includes an extensive range of fitted wardrobes and an en-suite bath/shower room. The second bedroom also benefits from having a built-in wardrobe and en-suite shower room. There are a further three good-size bedrooms, all with built-in wardrobes and a family bath/shower room.

To the front of the house is private driveway, providing off road parking, which leads to the double garage. The garden commences with a wide paved patio area leading to the well-kept lawns with bordering shrubs, mature hedges and a beautiful oak tree.

























ENTRANCE HALL
17'7 x 7'3 (5.36m x 2.21m)

GROUND FLOOR CLOAKROOM
4'4 x 4'2 (1.32m x 1.27m)

LIVING ROOM
23'5 x 13'4 (7.14m x 4.06m)

DINING ROOM
13 x 12 (3.96m x 3.66m)

CONSERVATORY
13'2 x 9'9 (4.01m x 2.97m)

STUDY
8'4 x 7'6 (2.54m x 2.29m)

KITCHEN/BREAKFAST ROOM
13'2 x 13 (4.01m x 3.96m)

UTILITY ROOM
8'5 x 5 (2.57m x 1.52m)

MASTER BEDROOM
22'4 max x 16'6 (6.81m max x 5.03m)

EN-SUITE
8'7 x 7'7 (2.62m x 2.31m)

BEDROOM TWO
12'8 x 11'6 (3.86m x 3.51m)

EN-SUITE
8 x 4'4 (2.44m x 1.32m)

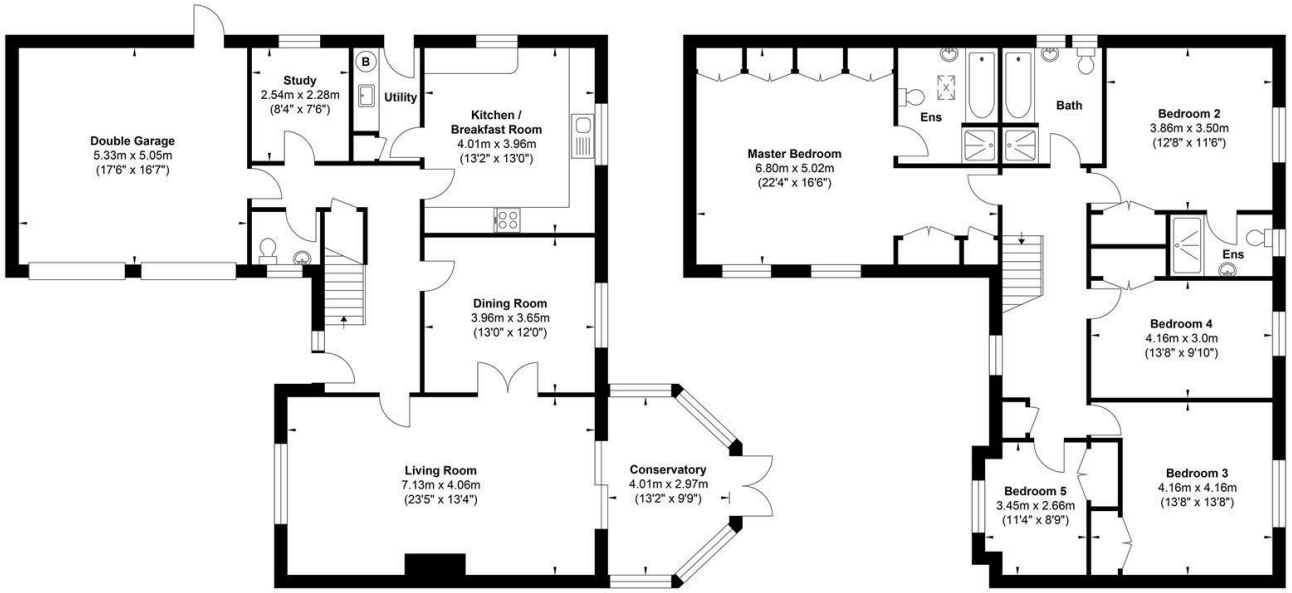
BEDROOM THREE
13'8 max x 13'5 (4.17m max x 4.09m)

BEDROOM FOUR
13'8 x 9'10 (4.17m x 3.00m)

BEDROOM FIVE
11'4 x 8'9 (3.45m x 2.67m)

FAMILY BATHROOM
8'7 x 7'9 (2.62m x 2.36m)

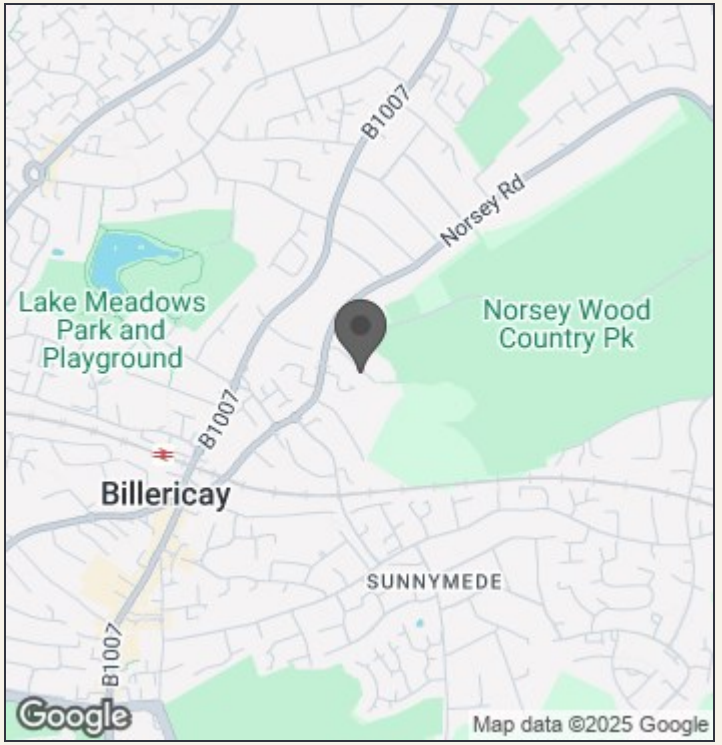
DOUBLE GARAGE
17'6 x 16'7 (5.33m x 5.05m)

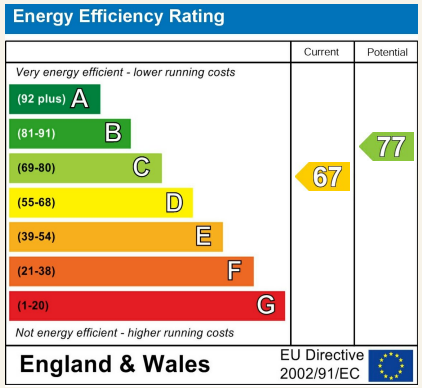


Ground Floor **First Floor**

Gross Internal Floor Area : 238.9 m2 ... 2572 ft2

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.





140 High Street
Billericay
Essex
CM12 9DF
tel: 01277 659002
Email: admin@ashtonwhite.co.uk
https://www.ashtonwhite.co.uk

VIEWING: Strictly by prior arrangement with Ashton White Estate Agents.

THESE PARTICULARS DO NOT CONSTITUTE ANY OFFER OF CONTRACT EITHER DIRECT OR COLLATERAL NOR ARE THEY TO BE ACTED UPON AS REPRESENTATIONS. ALL INTERESTED PARTIES MUST THEMSELVES VERIFY THE ACCURACY OF THESE PARTICULARS.